# North Bradford Urban Area Sites Assessments

## **Contents**

North Bradford Urban Area	1
Sites Assessments	1
Bradford North East	1
NE/008 - Ravenscliffe Avenue	3
NE/013A - Westfield Lane, Wrose	
NE/013C - Westfield Lane (Rear Kingsway) Wrose	
NE/022 - Doctor Hill, Idle	
NE/025B – Simpsons Green	
NE/030 – Wapping Road	
NE/031 – Prospect Road	
NE/034 – Exmouth Place	
NE/035 - Barkerend Mill, Barkerend Road	. 27
NE/044 - Northwood Cres, Thorpe Edge	.30
NE/045 - Old Park Road, Thorpe Edge	
NE/046 - Arthur Street, Idle	
NE/047 – Ravenscliffe Avenue, Ravenscliffe	
NE/055b - Harrogate Rd, Greengates	
NE/057 – Kings Drive, Wrose	
NE/059 - Bolton Road/Myers Lane, Bolton Woods	
NE/062 - Lynmore Court, Idle	
NE/081 - Rawson Avenue, Thornbury	
NE/102 - Croft Street, Idle	
NE/109 - Hinchliffe Street.	
NE/111 - Folkestone Street	
NE/112 - Kyme Mills - Napier Terrace - Moorside Lane	
NE/113 - Steadman Street, Barkerend	
NE/123 - Rimswell Holt, Ravenscliffe	
NE/124 - Gladstone Street, Bradford Moor	
NE/125 – Idle Road	
NE/128 - Kenstone Crescent - Idle	
NE/132 - Wrose Brow Road, Windhill	
NE/133 - Browfoot/Wrose Brow Road	.90
NE/134 – Barkerend Rd	
NE/140 - Land east of Harrogate Road, Greengates	
NE/152 - Land at Friars Industrial Estate, Idle	
NE/163 – Site of Ashfield Mills	
NE/171 - New Otley Road, Barkerend	
NE/177 – Junction Hotel, Leeds Rd	
NE/182 – Blakehill Works, Bradford Rd, Idle	
EM90 - Former Filter Beds, Esholt WWTW	
EM113 - Walkhill Farm, Apperley Lane Bradford North West	
Diadioid Mottii Mest	122
NW/001 - Snowden Street	
NW/002 - Drummond Trading Estate, Lumb Lane	
NW/007 - Spring Bank Place	
NW/010 - Mansfield Road	
NW/012B - St Marys Road	
NW/013A - Priestman Street	
NW/016 – Mount Pleasant Farm, Sandy Lane	
NW/020 - Haworth Road, Sandy Lane	
NW/021 – Wilsden Road, Sandy Lane	
NW/022 – Wilsden Road, Sandy Lane	
NW/024 – Alierton Road, Prune Park Lane (Full Site) NW/025 – Prune Park	
NW/026B - North Parade, Allerton	
,	

NW/030C - Lynfield Drive, Daisy Hill	158
NW/031A – Hazel Walk, Daisy Hill	
NW/031B - Millmoor Close	
NW/032 - Chellow Lane	166
NW/040 - Merrivale Road, Allerton	169
NW/041a - Allerton Lane/Chevet Mount (1)	172
NW/041b - Allerton Lane/Chevet Mount (2)	175
NW/045 - Reservoir House, Heights Lane, Daisy Hill	178
NW/046 - Haworth Road, Playing fields, Heaton	181
NW/049 - Bingley Road/Long Lane, Heaton	
NW/052 - Carlisle Road	188
NW/054 - Land to rear of Fearnside Terrace and Whetley Mills	191
NW/073 - Church Street, Manningham	
NW/080 - Rayner Mount Allerton	
NW/084 - Belvedere Terrace, Hollings Road, Girlington	
NW/087 - Thornton Road - Fairweather Green	
NW/088 - Spring Bank Place	
NW/099 - Patent Street, Manningham	
NW/104 - Chapel Lane, Allerton	
NW/123 - Former Manningham Middle and Belle Vue Primary	
NW/125 - Allerton Mills	
NW/126 - Site of Anvil Court, Church Street, Manningham	
NW/128 - Emmfield Drive	
NW/129 - Lister Mill and Surrounds / Velvet Mill	
NW/130 - 29 Springfield Place	
NW/131 - Heaton Mount	
NW/015 – Acacia Drive, Sandy Lane	
NW/018 – High Ash Farm, Allerton, Allerton	
NW/023 – Wilsden Road/West Avenue, Sandy Lane	
NW/024 – Allerton Road, Prune Park Lane	
NW/066 – Alton Court, Frizinghall	
NW/111 – 7-9 Oak Avenue, Frizinghall	
SH/014 – East Victoria Street	
SH/016 – Leeds Road/Thackley Old Road	
SH/017 – Lower Holme Mill, Otley Road	
SH/019 – Carr Lane	
SH/022– Wycliffe Road	
SH/026 – Glenview Drive, Bankfield Road, Nabwood, Shipley	
SH/027 – Bingley Road, Nabwood	
SH/028 – Bankfield Farm, Nabwood	
SH/042 – Queens Road/Ferncliffe Road - Saltaire	
SH/045 – The Old School Building - Wrose Brow Road	
SH/048 – New Close Road, Nabwood	
SH/052 – Shipley Tax Office, Shipley	
SH/058 (CR/020) – Dockfield Road North/ Dockfield Road South	
SH/066 (CR/041) – Docklane	
SH/067 (CR/047) – Land between Leeds Road and Dock Lane	
SH/063 (CR/031) –Buildings along Briggate	
SH/059 (CR/023) – Land around Crag Road Flats	
SH/060 (CR/024A) – Crag Road	
SH/061(CR/025) – Regent House	
SH/064 (CR/039) – Market Square	
SH/062 (CR/026) – Market Hall	
SH/065 (CR/040) – Shipley Gateway Site	
SH/068 (CR/048) – Station Road	
EM74 - Dockfield Road	
Canal Road	325
CR/004 - Bolton Road	326

CR/017 – Wapping Road  CR/033 – North Avenue, Manningham  CR/034 – Frizinghall Road  CR/036 – North Bolton Hall Road  CR/037 – Thornhill Avenue  CR/011/ CR019 – New Bolton Woods  City Centre Site Assessments  CC/001 – Vacant site South of Sunbridge Road, bounded by Tetley St and Fulton St.  CC/007 – Former Bee Hive Mills, Smith Street.  CC/011 – Globus Textiles, Listerhills Road/Smith Street/Longside Lane.  CC/018 – Stott Hill West  CC/020 – Cathedral Quarter Phase 2  CC/022 – Midland Mills, Valley Road.  CC/024 – Former Gas works and Foundry, Thornton Road / Listerhills Road.  CC/025 – 179 Sunbridge Rd.  CC/026 – Former Tetley Street Shed, Tetley Street.  CC/027 – Land and buildings south of Sunbridge Road.  CC/027 – Land and buildings south of Sunbridge Road.  CC/037 – Wigan Street Car Park.  CC/038 – Car Park, Simes Street & Oastler Centre, John Street.  CC/039 – George Street.  CC/042 – Thornton Road/Water Lane	331 334 336 338
CR/034 – Frizinghall Road	334 336 338
CR/036 – North Bolton Hall Road CR/037 – Thornhill Avenue CR/011/ CR019 – New Bolton Woods  City Centre Site Assessments  CC/001 – Vacant site South of Sunbridge Road, bounded by Tetley St and Fulton St CC/007 – Former Bee Hive Mills, Smith Street CC/011 – Globus Textiles, Listerhills Road/Smith Street/Longside Lane CC/018 – Stott Hill West CC/020 – Cathedral Quarter Phase 2 CC/022 – Midland Mills, Valley Road CC/024 – Former Gas works and Foundry, Thornton Road / Listerhills Road CC/025 – 179 Sunbridge Rd CC/026 – Former Tetley Street Shed, Tetley Street CC/027 – Land and buildings south of Sunbridge Road CC/037 – Wigan Street Car Park CC/038 – Car Park, Simes Street & Oastler Centre, John Street CC/039 – George Street	336 338
CR/037 – Thornhill Avenue CR/011/ CR019 – New Bolton Woods  City Centre Site Assessments  CC/001 – Vacant site South of Sunbridge Road, bounded by Tetley St and Fulton St  CC/007 – Former Bee Hive Mills, Smith Street  CC/011 – Globus Textiles, Listerhills Road/Smith Street/Longside Lane  CC/018 – Stott Hill West  CC/020 – Cathedral Quarter Phase 2  CC/022 – Midland Mills, Valley Road  CC/024 – Former Gas works and Foundry, Thornton Road / Listerhills Road  CC/025 – 179 Sunbridge Rd  CC/026 – Former Tetley Street Shed, Tetley Street  CC/027 – Land and buildings south of Sunbridge Road  CC/037 – Wigan Street Car Park  CC/038 – Car Park, Simes Street & Oastler Centre, John Street  CC/039 – George Street	338
CR/011/ CR019 – New Bolton Woods  City Centre Site Assessments  CC/001 – Vacant site South of Sunbridge Road, bounded by Tetley St and Fulton St  CC/007 – Former Bee Hive Mills, Smith Street  CC/011 – Globus Textiles, Listerhills Road/Smith Street/Longside Lane  CC/018 – Stott Hill West  CC/020 – Cathedral Quarter Phase 2  CC/022 – Midland Mills, Valley Road  CC/024 – Former Gas works and Foundry, Thornton Road / Listerhills Road  CC/025 – 179 Sunbridge Rd  CC/026 – Former Tetley Street Shed, Tetley Street  CC/027 – Land and buildings south of Sunbridge Road  CC/037 – Wigan Street Car Park  CC/038 – Car Park, Simes Street & Oastler Centre, John Street  CC/039 – George Street	
CC/001 – Vacant site South of Sunbridge Road, bounded by Tetley St and Fulton St	240
CC/001 – Vacant site South of Sunbridge Road, bounded by Tetley St and Fulton St	340
CC/007 – Former Bee Hive Mills, Smith Street CC/011 – Globus Textiles, Listerhills Road/Smith Street/Longside Lane CC/018 – Stott Hill West CC/020 – Cathedral Quarter Phase 2 CC/022 – Midland Mills, Valley Road CC/024 – Former Gas works and Foundry, Thornton Road / Listerhills Road CC/025 – 179 Sunbridge Rd CC/026 – Former Tetley Street Shed, Tetley Street CC/027 – Land and buildings south of Sunbridge Road CC/037 – Wigan Street Car Park CC/038 – Car Park, Simes Street & Oastler Centre, John Street CC/039 – George Street	343
CC/011 – Globus Textiles, Listerhills Road/Smith Street/Longside Lane  CC/018 – Stott Hill West  CC/020 – Cathedral Quarter Phase 2  CC/022 – Midland Mills, Valley Road  CC/024 – Former Gas works and Foundry, Thornton Road / Listerhills Road  CC/025 – 179 Sunbridge Rd  CC/026 – Former Tetley Street Shed, Tetley Street  CC/027 – Land and buildings south of Sunbridge Road  CC/037 – Wigan Street Car Park  CC/038 – Car Park, Simes Street & Oastler Centre, John Street  CC/039 – George Street	
CC/018 – Stott Hill West  CC/020 – Cathedral Quarter Phase 2	
CC/020 – Cathedral Quarter Phase 2  CC/022 – Midland Mills, Valley Road  CC/024 – Former Gas works and Foundry, Thornton Road / Listerhills Road  CC/025 – 179 Sunbridge Rd  CC/026 – Former Tetley Street Shed, Tetley Street  CC/027 – Land and buildings south of Sunbridge Road  CC/037 – Wigan Street Car Park.  CC/038 – Car Park, Simes Street & Oastler Centre, John Street  CC/039 – George Street	
CC/022 – Midland Mills, Valley Road	
CC/024 – Former Gas works and Foundry, Thornton Road / Listerhills Road CC/025 – 179 Sunbridge Rd CC/026 – Former Tetley Street Shed, Tetley Street CC/027 – Land and buildings south of Sunbridge Road CC/037 – Wigan Street Car Park CC/038 – Car Park, Simes Street & Oastler Centre, John Street CC/039 – George Street	
CC/025 – 179 Sunbridge Rd	
CC/026 – Former Tetley Street Shed, Tetley Street	
CC/027 – Land and buildings south of Sunbridge Road	
CC/037 – Wigan Street Car Park	
CC/038 – Car Park, Simes Street & Oastler Centre, John Street	
CC/039 – George Street	
CC/042 – Thornton Road/Water Lane	
CC/044 – Former Royal Mail Sorting Office	373
CC/045 – Area west of Valley Road	
CC/047 - Former Yorkshire Building Society HQ, High Point, New John Street	
CC/068A/D/E – Canal Road	
CC/068G (CC19/H) – 16-18 Mill Street	
CC/073 - Yorkshire Stone Yard and Mill, Thornton Road/Lower Grattan Road	
CC/076 – Burnett Street Car Park	
CC/078 – East Parade Car Park	
CC/095 – Land West of Wharf Street	
CC/096 – Cathedral Quarter Phase 1	
CC/097 - Vacant plot bounded by Church Bank, Peckover Street and Currer Street	
CC/099 – Gate Haus 2	
CC/100 – Stone Street Car Park	
CC/113 – Land and buildings east of Grattan Road	
CC/114 – Buildings at Bradford College, Great Horton Road	401
CC/116 [SE/042] - 496 Leeds Road	
CC/119 – Prince's Way	105
CC/120 – Jacobs Well	
CC/121 – Exchange Court/ Vicar Lane	407

## **Bradford North East**

- 1.1.1 Twenty one preferred option housing sites and three potential employment sites have been identified within Bradford North East.
- 1.1.2 Significant negative effects have been identified in relation to climate change resilience (SA Objective 4) for site NE/140, in relation to cultural heritage (SA Objective 8) for site NE/034 and in relation to air quality (SA Objective 9) for sites NE/031, NE/034, NE/035, NE/090, NE/109, NE/111, NE/112 and NE/113.
- 1.1.3 To address the latter, development proposals should demonstrate how any adverse impacts on any nearby Air Quality Management Areas and/or Clean Air Zones (CAZ) will be avoided and how positive impacts will be delivered. In addition, a mitigation programme is to be prepared for development within CAZs.
- 1.1.4 Significant negative effects have been identified in relation to land and buildings (SA Objective 3) for the majority of sites. This is due to a loss of >0.4ha of greenfield land.
- 1.1.5 Significant positive effects have been identified in relation to transport (SA Objective 10) for sites NE/031 and NE/090 and in relation to social cohesion (SA Objective 13) for sites NE/031, NE/034, NE/044, NE/046, NE/047, NE/109, NE/123, and NE/182.
- 1.1.6 Significant positive effects have been identified in relation to health (SA Objective 16) for sites NE/031, NE/034, NE/035, NE/045, NE/046, NE/055b, NE/057, NE/081, NE/090, NE/109, NE/112, NE/123, NE/140, NE/163 and NE/182.
- 1.1.7 Significant positive effects have been identified in relation to education (SA Objective 17) for sites NE/025B, NE/031, NE/034, NE/035, NE/045, NE/081, NE/090, NE/109, NE/112, NE/113 and NE/163
- 1.1.8 The majority of sites score positively (minor) in relation to climate change resilience (SA Objective 4).
- 1.1.9 All sites score positively in relation to education (SA Objective 17). apart from site NE/013C, due to the distance of education facilities from the site.
- 1.1.10 Sites NE/025B is the only site which score negatively (minor) in relation to transport (SA Objective 10). To address this, development proposals are to facilitate high rates of walking and cycling for accessing the site and travelling to key services and amenities. In addition, development proposals are to provide clear, safe and amenable walking links between the site and nearby bus stops. Major developments are to support community transport infrastructure, where feasible.
- 1.1.11 In relation to biodiversity and geodiversity (SA Objective 6), only the following sites score positively (minor) whilst the rest score negatively (major or minor) or positive/negative, NE/081, NE/090, NE/112 and NE/113. It may be possible to avoid or reduce any potential likely adverse effects by incorporating green infrastructure and enhancing biodiversity value and local ecological connectivity. Biodiversity net gain requirements should also be met beyond the minimum target.
- 1.1.12 For nine potential housing sites, the HRA Screening process has identified that likely significant (adverse) effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage. This is related to potential recreation impacts.
- 1.1.13 With regards to the potential employment sites, a significant negative effect has been identified in relation to climate change resilience (SA Objective 4) for site EM/90. It is unknown at this stage whether future development on this site would be able to entirely avoid areas of medium to high flood risk.
- 1.1.14 Significant positive effects have been identified in relation to employment (SA Objective 18) and economy (SA Objective 19) for all sites, whilst site EM/113 has also been assigned a significant positive effect in relation to transport (SA Objective 10).
- 1.1.15 Significant negative effects have been identified in relation to land and buildings (SA Objective3) for all sites. This is due to a loss of >0.4ha of greenfield land.

1.1.16 Bradford North East also includes twelve Discounted sites (NE/015B, NE/022, NE/030, NE/044, NE/059, NE/062, NE/102, NE/124, NE/125, NE/128, NE/152, NE/171), which have also been assessed below.

Summary table of effect scores predicted for housing site options in Bradford North East (Preferred Options):

PO Ref	Site		SA Objective																	
FO Kei	Site	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19
NE1/H	NE/008	-	-		+	-	-	-	0	-	+	+	+	+	+	+/-	+	+	+	+
NE2/H	NE/013A	-	-	+/-	+	-		+	0	-	+	+	+	+	+	+/-	+	+	+	+
NE3/H	NE/013C	-	-		-	-		-	0	-	+	+	+	+	+	+/-	+	-	+	+
NE4/H	NE/025B	-	-		-	-		-	-	-	-	+	+	+	+	+/-	+	++	+	+
NE5/H	NE/031	-	-		+	-	-	-	-		++	+	+	++	+	+/-	++	++	+	+
NE6/H	NE/034	-	-		+	-	-	-			+	+	+	++	+	+/-	++	++	+	+
NE7/H	NE/035	-	-	+/-	+	-	+/-	+	-		+	+	+	+/-	+	+/-	++	++	+	+
NE8/H	NE/045	-	-	-	+	-		-	0	-	+	+	+	+	+	+/-	++	++	+	+
NE9/H	NE/046	-	-	+/-	+	-		+	0	-	+	+	+	++	+	+/-	++	+	+	+
NE10/H	NE/047	-	-		+	-	-	-	0	-	+	+	+	++	+	+/-	+	+	+	+
NE11/H	NE/055b	-	-		+	-		-	-	-	+	+	+	+/-	+	+/-	++	+	+/-	+
NE12/H	NE/057	-	-		-	-		-	0	-	+	+	+	+	+	+/-	++	+	+	+
NE13/H	NE/081	-	-	+/-	+	-	+	+	0	-	+	+	+	+	+	+/-	++	++	+	+
NE14/H	NE/090	-	-	+/-	+	-	+	+	0		++	+	+	+/-	+	+/-	++	++	+	+
NE15/H	NE/109	-	-	-	+	-	-	-	0		+	+	+	++	+	+/-	++	++	+	+
NE16/H	NE/112	-	-	+/-	+	-	+	+	-		+	+	+	+/-	+	+/-	++	++	+	+
NE17/H	NE/113	-	-	+/-	+	-	+	+	0		+	+	+	+/-	+	+/-	+	++	+	+
NE18/H	NE/123	-	-	-	+	-	-	+	0	-	+	+	+	++	+	+/-	++	+	+	+
NE19/H	NE/140	-	-			-	-	-	-	-	+	+	+	+	+	+/-	++	+	+/-	+
NE20/H	NE/163	-	-	+/-	-	-		+	0	-	+	+	+	+/-	+	+/-	++	++	+/-	+
NE/21H	NE/182	-	-	+/-	+	-		+	0	-	+	+	+	++	+	+/-	++	+	+/-	+

Summary table of effect scores predicted for employment sites in Bradford North East (Preferred Options):

РО	Site		SA Objective																	
Ref.	Site	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19
E23/E	EM90	-	-			-	-	+/-	-	-	+/-	0	+	0	0	+/-	0	+	++	++
E22/E	EM113	-	-		+	-	-	-	-	-	++	0	+	0	0	+/-	0	+	++	++
NE24/E	NE24/E	-	-		+	-	-	-	-	-	+	0	+	0	0	+/-	0	+	++	++

### Key:

Major positive (significant)	++
Minor positive	+
Neutral/negligible	0
Minor adverse	-
Major adverse (significant)	
Equally positive and adverse effects	+/-
Uncertain	?

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/008 - Ravenscliffe Avenue	0.45	Open space covered with trees	Greenfield	18 dwellings	Preferred Option: NE1/H

## Summary of assessment for NE/008:

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land. Minor positive effects were predicted for all socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, education facilities and employment areas.

Minor adverse effects have been predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site consisting of woodland including some TPO trees.

0.1 O.1 : 1:	Baseline	Effect on	SA Objec	tive							
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
3 Land &			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e			
Buildings	Site is g	reenfield.	Site coin	cides wit	h a coal	MSA. AL	.C Grade at the site is 'Urban'.	<u> </u>			
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
resilience		FZ1 and eable surfa					ling. However, development could lead to a	an increase in			
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e			
resources							100m of a surface waterbody. Developme consumption.	ent at the site			
		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f			
6 Biodiversity & geodiversity	its curre	nt conditio al connect	n. New o	developm me of the	ent here trees w	could re ithin the	uding trees and is likely to be of some bloceduce biodiversity value at the site and red site are TPO, whilst TPO woodland also diversely affect these trees, such as through	uce local elineates the site's			
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b			
7 Landscape & townscape	National that con be likely resident	Parks or a tains GI electorise to adverse ial built for	AONBs. ements o ely alter m, which	However of potenti the local n would h	r, resider ally high townsca elp to lin	ntial deve visual a pe and la nit the m	Descernible effect on any landscape designation belopment at this site could result in the loss menity, including trees and woodland, and andscape character. The site is adjacent to agnitude for potential effects, but at this state cannot be ruled out.	of open greenfield it would therefore existing			
0.0 1/ 1		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None			
8 Cultural			l .		1						

	Baseline	Effect on S	SA Objec	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
O Air avalita		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	homes v		xpected	to result	in a mino	or increa	n an AQMA or CAZ. The construction and one in air pollution in relation to existing levels	-
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Apperley		ailway S	tation. Th	-	-	nt services. The nearest railway station is 2 access for pedestrians, but somewhat limit	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimun	d tenures n criteria o	of the ho	ousing is s HO4 an	provided d HO5 (	I in line v 10 or mo	wards satisfying Bradford's housing needs, with the Local Plan policies. The development of homes, or an area of more than 0.5ha), to reflect local need.	ent would meet th
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services		ts at the si oria Road.		l have go	od acces	ss to key	services and amenities including those or	Harrogate Road
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	without of without to local ser	disrupting of the develop ase of com	cohesive pment be munity a of the A6	eness of e eing of a and place	existing of scale that e.	commun at may p mpact o	in an existing community in an area of high ity, encouraging participation and commun ut pressure on local services and facilities on the quality of life of new residents here a pances.	ity interaction, or could alter the
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
eisure				_			ange of culture and leisure opportunities in the site is 600m south of Eccleshill Pool.	cluding pubs,
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location new dev	where the	re are cu could po	urrently notentially	one, and enhance	l so an ir commu	Id introduce new potential targets and victincrease in crime at the site cannot be ruled nity cohesion and wellbeing, or increase na	out. However,

	Baseline	Effect on S	SA Object	tive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
16 Health	Site is 1km south-east of the nearest GP surgery, The Rockwell and Wrose Practice, putting it outside the target distance. The site is within 300m of a hospital, Eccleshill Community Hospital.  Residents at the site would have good access to a diverse range of semi-natural habitats with opportunities for outdoor exercise and community engagement, as well as being 600m south of Eccleshill Pool, both of which could improve both physical and mental health for the residents of the development.											
17 Education		+ P LT IR L SP6, SP14, SP16, EC3, DS5, CO2 17a, 17b  The nearest primary school, Cavendish Primary School, is 507m west of the site. The nearest secondary school, Hanson School, is 2km west of the site.										
18	0:4	+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
Employment	Site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Apperly Bridge and Greengate, as well as slightly further afield in the regional city and the Canal Road Employment Zone 3km south-west of the site.											
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	thave a minor beneficial impact on the local vices and enhancing the pool of potential er nment could lead to an improved attractiven nelp tackle local deprivation.	mployees for										

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/013A - Westfield Lane, Wrose	0.97	PDL, empty buildings and vegetation	80% Greenfield	40 dwellings	Preferred Option: NE2/H

## Summary of assessment for NE/013A:

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects predicted for biodiversity as a result of effects associated with development on greenfield land. Minor adverse effects also predicted for water resources and air quality SA Objectives (as predicted for almost all sites). The site is well located to provide residents with good access to services, amenities, shops, jobs, public transport, schools, and health facilities, although the site is not within all target distances for any socio-economic themed SA Objective with no significant positive effects predicted for the site.

	Baseline	Effect on S	SA Object	ive					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3b, 3c	
3 Land & Buildings	soils. Th multiple	ere will be landfill site	a large ( s surrou	(>0.4ha) nding the	loss of g	reenfield luding or	In approximately 50% 'Urban' grade and 50 land making this an inefficient use of land a adjacent to the southern border of the sto be contaminated.	. There are	
4 Climate		+	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e	
resilience							w surface water flood risk within the site be le surfaces, compared to current levels.	oundary. However	
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e	
resources							100m of site. Development would result in ion to existing levels.	a minor net	
6			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h	
Biodiversity & geodiversity	connecti The HR	vity, as a r	esult of o	developm ss has ide	nent here entified th	e. nat likely	significant effects on the South Pennine N	· ·	
7 _andscape		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b	
& cownscape	1	ment woul	-				nal Park. There may be a decrease of visu	ual amenity for	
3 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None	
neritage	Develop	ment at the	e site wo	uld be ur	nlikely to	have a	I discernible impact on any heritage asset of	r historic area.	
9 Air quality		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c	

SA Objective	Baseline	Effect on	SA Object	ive				
SA Objective		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
	homes v		xpected	to result	in a mind	r increas	an AQMA or CAZ. The construction and case in air pollution in relation to existing leve	•
10		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
Transport	Shipley		ation. Th		-	-	t services. The nearest railway station is 1 r pedestrians, but somewhat limited for cycles.	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an	nd tenures n criteria o	of the ho f policies	ousing is HO4 an	provided d HO5 (1	in line w 10 or mo	rards satisfying Bradford's housing needs, vith the Local Plan policies. The development to homes, or an area of more than 0.5ha), to reflect local need.	ent would meet the
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services	The site	has good	access t	o a range	e of servi	ces alon	g Bradford Road and Wrose Road.	
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	encoura	ging partic	ipation a	nd comm	nunity int	eraction,	with high quality housing within an existing without the development being of a scale the local sense of community and place.	-
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure	0:4				l <u> </u>			
		-					ities in the local area, including a recreation of the site.	n ground, public
		-						n ground, public
	New res	+/- idential de	P velopme	LT ent at the nere are r	IR site wou	M  Id introdu	Om south of the site.	15a e at vacant
	New res	+/- idential de	P velopme	LT ent at the nere are r	IR site wou	M  Id introdu	Om south of the site.  SP1, SP3, SP4, SP16, H09, DS5, C02  uce new potential victims or targets of crim potentially enhance community cohesion a	15a e at vacant
15 Safe & secure	New res locations increase  The nea with Ship natural h	idential de s where cue natural su +/-	P velopme irrently the urveillance P Vrose He tal 2.8km th opport	LT  Int at the here are reported and set the left that the here are reported and set the left that t	IR site wou none, but o could he leste water water work and the leste water outdoor in the lester water w	M Id introdu t it could telp to co H Is south o ould pro or exercise	Om south of the site.  SP1, SP3, SP4, SP16, H09, DS5, CO2  uce new potential victims or targets of crim potentially enhance community cohesion a simbat the local risk of crime.  SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9,	15a e at vacant and wellbeing, or  16a, 16b nce of a hospital, se range of semi-

SA Objective	Baseline	Effect on S	SA Object	ive				Mitigation code(s)				
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies					
17 Education	Site is 6	Site is 670m west of Blakehill Primary School and 1.9km south of Immanuel College.										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
18 Employment	Site would provide residents with excellent access to a broad range of high quality and diverse employment opportunities nearby, with four Employment Zones within 5km of the site and Bradford city centre 4km south west of the site.											
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	increasir business	ng the dem ses. An imp	and for l	ocal goo nt in the	ds and s built envi	ervices a ironment	d have a minor beneficial impact on the loca and enhancing the pool of potential employ t could lead to an improved attractiveness t ckle local deprivation.	ees for local				

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/013C - Westfield Lane (Rear Kingsway) Wrose	0.8	Open green space with areas of scrub and trees	Greenfield	28 dwellings (based on 35dph)	Preferred Option: NE3/H

## Summary of assessment for NE/013C:

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land. Minor positive effects were predicted for most socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and employment areas. However, access to both primary and secondary schools is somewhat limited due to the distances involved.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects have been predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site.

SA Objective	Baseline	Effect on	SA Object	ive								
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
3 Land &			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e				
Buildings	Site is gr	reenfield.	ALC grad	le at the	site is 'U	rban'. Sit	I te coincides with sandstone and coal MSA	S.				
4 Climate		-	Р	LT	IR	M	SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, EN7	4a – 4e				
change resilience	high and	l medium r	risk in the evelopme	e souther ent. Howe	nmost co	orner. It is	w risk of surface water flooding and a very s expected that these areas could be avoi t could also lead to an increase in imperm	ded through a				
5 Water resources	Site doe	- P LT IR M SP9, EN1, EN2, EN7, EN9 5a – 5e  Site does not coincide with a GSPZ and is not within 100m of a surface waterbody. Development at the site										
	would be	e likely to r	esult in a	a minor ir	ncrease i	n water o	consumption.					
6			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f				
Biodiversity & geodiversity	Site is greenfield containing various GI elements and is likely to be of some biodiversity value in its current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity.  The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.											
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b				
7 Landscape & townscape	National that cont adversel form, wh	Parks or A tains GI ele y alter the	cernible effect on any landscape designation and comment at this site could result in the loss nenity, including trees, and it would thereforaracter. The site is adjacent to existing restricted ential effects, but at this stage a minor adv	of open greenfield ore be likely to sidential built								
		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None				

SA Objective	Baseline	Effect on S	SA Object	tive					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
8 Cultural heritage	Develop	ment at the	discernible impact on any heritage asset of	r historic area.					
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c	
9 Air quality	homes v		xpected	to result i	in a mino	r increas	an AQMA or CAZ. The construction and one in air pollution in relation to existing levels	•	
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d	
10 Transport	at Shiple		Station.	The site	-	-	t services. The nearest railway station is 1 for pedestrians, but somewhat limited for		
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a	
11 Housing	types ar	nd tenures	of the ho	ousing is	provided		rards satisfying Bradford's housing needs, rith the Local Plan policies. The development		
			-		-		re homes, or an area of more than 0.5ha), to reflect local need.		
Accessible			-		-		•		
12 Accessible services	aspects	such as ho	ousing m	LT	fordable IR	houses t	or reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4,	that specify	
Accessible services	The site	+ is within 6	P  00m of k	LT LT LT	IR Les and a	H H amenities	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2  s along Wrose Road.  SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	that specify  12a  13a	
Accessible services	The site  Site wou interaction	+ is within 6 + uld situate	P  Oom of k  P  new residated the dev	LT LT LT dents wit	IR  Less and a  LR  IR  hin an ex t being of	H Amenities H Kisting co	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2 s along Wrose Road.	12a 13a community	
Accessible services  13 Social cohesion	The site  Site wou interaction	such as ho	P  Oom of k  P  new residated the dev	LT LT LT dents wit	IR  Less and a  LR  IR  hin an ex t being of	H Amenities H Kisting co	so reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, C02  salong Wrose Road.  SP2, SP6, SP9, DS1, DS5, C01, C02, H04  mmunity, encouraging participation and community.	12a 13a community	
Accessible services  13 Social cohesion  14 Culture &	The site  Site wou interactic could also resident	such as hore the such as hore the local transfer the local transfer to at the si	P  Oom of k  P  new resing the development of the d	LT dents wit elopment of common	IR  Les and a  IR  hin an ext being of unity and IR  IR  Od acces	H  Amenities  H  disting co f a scale place.  H  ss to a ra	so reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2  s along Wrose Road.  SP2, SP6, SP9, DS1, DS5, CO1, CO2, H04  mmunity, encouraging participation and cothat may put pressure on local services at SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2,	12a  13a  mmunity and facilities or  14a  Cluding pubs,	
Accessible services  13 Social cohesion  14 Culture &	Site wou interactic could alt	is within 6  +  Ild situate it on, without the local the local the situate it at the situate ints, church	P  Oom of keep new resident the development of the development of the development of the would nest and the development of the	LT  dents wit elopment of community to the community to t	IR  Des and a like like like like like like like like	H Amenities H Assisting co f a scale place. H Bis to a ra paces alo	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2  s along Wrose Road.  SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4  mmunity, encouraging participation and cothat may put pressure on local services at SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  nge of culture and leisure opportunities incorg Wrose Road and the surrounding area  SP1, SP3, SP4, SP16, H09, DS5, CO2	that specify  12a  13a  mmunity nd facilities or  14a  cluding pubs, .	
Accessible	Site wou interaction could also restaura.  The conlocation new devi	+ lis within 6  + lis within 6	P  The would nes and occupre are cucould po	LT dents wite elopment of common LT LT coation of tentially extentially extent	IR  Les and a  IR  hin an ext being of unity and  IR  od accesseisure sp  IR  new homone, and enhance	H  Amenities  H  Additional control of a scale  I place.  H  Bas to a rate of a scale  M  The series also  M  The series would so an incommunity of the series also  The series would so an incommunity of the series also  The series would so an incommunity of the series also  The series would be series also as a series also an incommunity of the series also as a	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2  s along Wrose Road.  SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4  mmunity, encouraging participation and cothat may put pressure on local services at SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  nge of culture and leisure opportunities in the surrounding area.	12a  13a  13a  mmunity nd facilities or  14a  cluding pubs, .  15a  ms of crime at a out. However,	

0.4.01: 4:	Baseline	Effect on S	SA Object	ive				Mitigation code(s)					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies						
	target dis	Residents would be within 850m of the nearest medical centre, Wrose Health Centre, putting it just outside the target distance. The site is 4.1km north-east of a general hospital, Bradford Royal Infirmary.  Residents at the site would have good access to a diverse range of semi-natural habitats with opportunities for outdoor exercise and community engagement, which could improve both physical and mental health for the residents of the development.											
17	The rec	- P LT IR L SP6, SP14, SP16, EC3, DS5, CO2 17a, 17b  The nearest primary school, Blakehill primary School, is 840m east of the site. The nearest secondary school,											
Education		School, is				y School,	is 840m east of the site. The hearest sect	ondary school,					
40		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b					
18 Employment	opportur		Bradfor	d, includi	ing the S		oad range of high quality and diverse empnployment Zones 1.1km north and the Car						
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b					
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local economy, su as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses.												

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/022 - Doctor Hill, Idle	0.42	Grazing	Greenfield	13 dwellings	Discounted

## Summary of assessment for NE/022:

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land. Minor adverse effects predicted for most natural environment themed SA Objectives as a result of impacts associated with development on greenfield land. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs, public transport and schools, with particularly good access to health facilities.

2. 2	Baseline	Effect on	SA Object	ive									
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
3 Land &			Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3d					
Buildings		ite is within a coal MSA. Site has urban grade ALC soils. Site is a large (>0.4ha) greenfield site so development ould not constitute an efficient use of land. The ALC grade for this area is Urban.											
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
resilience		FZ1 and i					ing. However, development could lead to a	in increase in					
		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e					
5 Water resources	Site is not within a GSPZ and there are no surface waterbodies within 100m of the site. How construction and occupation of homes would be likely to increase water consumption at this existing levels.							•					
6		-	Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h					
Biodiversity & geodiversity	a greenf		evelopme		-	-	s directly impacted by development on the see a reduction in the site's biodiversity va						
7		-	Р	LT	IR	М	SC1, SC6, EN3, EN4, EN5, DS2, DS3	7a, 7b					
Landscape & townscape		Developments would have no effect on an AONB or National Park. The loss of greenfield land would have negative impacts on the quality and character of the site from a loss of visual amenity to local residents and visitors.											
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3						
heritage	Development at the site would be unlikely to have a discernible impact on any heritage asset or historic are												
9 Air quality		-	Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e					

	Baseline	Effect on	SA Object	ive					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
							s expected to be a minor reduction in air of construction and occupation of new home	· -	
		+	Р	LT	IR	M	SC2, HO9, TR1, TR3, DS4	10a – 10e	
10 Transport	Station,		orth-eas	t. The sit	-		I s. The nearest railway station, Apperley B ss for pedestrians, but somewhat limited fo		
		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a	
1 Housing	types an	nd tenures n criteria o	of the ho f policies	using is HO4 an	provided d HO5 (1	in line w 0 or mo	s satisfying Bradford's housing needs, deprith the Local Plan policies. The development homes, or an area of more than 0.5ha), to reflect local need.	ent would meet th	
12 Accessible		+	Р	LT	IR	М	SC1, SC2, SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2, EC5, HO3, HO12	12a	
services	The site	has good	access to	o the ran	ige of ser	vices ald	ong Bradford Road.		
		+	Р	LT	IR	М	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a	
13 Social cohesion	commun		tion, with	out the c	developm	ent bein	within an existing community, encouraging g of a scale that could put pressure on locand place.		
14 Culture &		+	Р	LT	IR	М	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a	
eisure		good acce cultural an					ties in the local area, being within 500m wooad.	alk of a varied	
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a	
15 Safe & secure	location	where cur	rently the	ere are n	one, but o	could po	uce new potential victims or targets of crim tentially enhance community cohesion and mbat the local risk of crime.		
		++	Р	LT	IR	М	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a	
6 Health	target di excellen	stance of a	a hospita o outdoor	I, with Ed	ccleshill C which car	Commun n have p	wall Medical Centre 780m south west. The lity Hospital 1.6km south east. Residents we ositive health effect both physically and me	ould have	
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b	
Education		00m from lesired rang		Primary	School. I	mmanue	College is over 1.6km north from the site	, putting it outside	

SA Objective	Baseline	Effect on	SA Object	ive							
SA Objective	bjective trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
40		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment	Site would provide residents with excellent access to a broad range of high quality and diverse employ opportunities nearby, with the centre of Bradford 1.5km to the west of the site and being within 5km of employment zones surrounding Bradford.										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy		ng the dem	l								

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/025B – Simpsons Green	1.63	Open space	Greenfield	52 dwellings	Preferred Option: NE4/H

## Summary of assessment for NE/025B:

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects predicted for most natural environment themed SA Objectives, primarily as a result of impacts associated with development taking place on greenfield. The site is well situated to provide residents with good access to key services and amenities, including shops, jobs, health facilities and cultural spaces, with particularly good access to schools. The nearest bus stop and train station are outside the target distances of 400m and 800m.

	Baseline	Effect on	SA Objec	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &			Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3d
Buildings					•		te has Grade 3 ALC soils, which could poten pment on NE/025B would not be an efficient	•
4 Climate		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
change resilience	boundar	y. Given tl f developn	he size c	of the site	e in relati	on to thi	w and medium surface water flood risk within s, it is expected that it would be avoided thro d lead to an increase in impermeable surface	ugh a careful
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources			•		•		one but development would result in a minor acent to the Aire Valley Towpath.	increase in waste
			Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h
6 Biodiversity & geodiversity	site, it is pollution connecti The site from Bin consider undertak	also adjace from deversity and be is located agley South ration of the cen if necessity and adjacent and adjacent and adjacent and adjacent and adjacent adjacent and adjacent	cent to the elopmen iodiversing approximate Bog, alue likely ressary. T	ne Leeds t. Furthe ty in the mately 5 Il of whic risks sho he HRA	s Liverpo er the loss area. .4km froi th are SS uld be ui Screenii	ol canal s of gree m Trencies The ndertake	is habitat network situated within the northern conservation area and may indirectly affect it infield land may have a negative impact on he had Meadows, 6.7km from the South Pennine I is site falls within a SSSI Impact Risk Zone. From at the site level and consultation with Naturs has identified that likely significant effects nnot be ruled out at this stage.	t via noise or air abitat Moors and 7.2km urther ral England
7 Landscape		-	Р	LT	IR	М	SC1, SC6, EN3, EN4, EN5, DS2, DS3	7a, 7b
& townscape							National Park. The loss of greenfield land we site from a loss of visual amenity to local res	
		-	Р	LT	IR	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b

	Baseline	Effect on	SA Objec	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
8 Cultural				-		-	evelopment would be likely to have a negative	
heritage	_	of the herital djacent to	-			ction of v	risual amenity from the loss of greenspace. In	n addition, the
9 Air quality	310 13 40	-	P	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e
							e is expected to be a minor reduction in air qu	-
	current I	evels due	to the po	Ilution a	ISSOCIATE	d with th	e construction and occupation of new homes SC2, HO9, TR1, TR3, DS4	s. 10a – 10e
10			'			I WI	002, 1103, 1111, 1110, 1104	100 100
Transport	Bridge R		tation, is	within 7	'50m of t	he site. <sup>-</sup>	th-west of the site. The nearest railway station The site has good access for pedestrians, buths.	
		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimun	nd tenures n criteria o	of the ho	ousing is s HO4 aı	provide nd HO5 (	d in line (10 or m	by the control of the	nt would meet the
12 Accessible services		+	Р	LT	IR	М	SC1, SC2, SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2, EC5, HO3, HO12	12a
	The site	has good	access	to a rang	e of ser	ices inc	luding those around 800m north west along I	lew Line.
13 Social		+	Р	LT	IR	М	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
cohesion	commun	nity interac	tion, with	nout the	developr	ment bei	I s within an existing community, encouraging ng of a scale that could put pressure on loca and place.	
14 Culture &		+	Р	LT	IR	М	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure		good acco				opportu	nities in the local area, being within 800m of	places of worship
15 Safe &		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a
secure	location	where cur	rently th	ere are r	none, but	t could p	duce new potential victims or targets of crime otentially enhance community cohesion and combat the local risk of crime.	
		+	Р	LT	IR	М	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	
16 Health	distance would pr	. The site rovide new	is within residen	the targets with g	et distan Jood acc	ce of a h	Haigh Hall Medical centre, putting it just outside it just out	.7km south. Site
17 Education		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
	Site is 8		Greenga P	tes Prim	nary Acad	demy an H	d 1km from Immanuel College.  SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a 19h
18 Employment		+ uld provide	residen	ts with g	ood acce	ess to a	broad range of high quality and diverse empl	18a, 18b oyment

OA Objective	Baseline	Effect on	SA Objec	tive					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b	
19 Economy		struction and occupation of new homes could have a minor beneficial impact on the local economy, g the demand for local goods and services and enhancing the pool of potential employees for local es.							

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/030 – Wapping Road	0.5	PDL, including car parking and buildings.	Brownfield	21 dwellings	Discounted

### Summary of assessment for NE/030:

The site could deliver major positive effects for residents on the health, transport and education SA Objectives as a result of being within the target distances for all necessary health facilities, bus stops and a rail link, and centres for primary and secondary education.

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being entirely within the CAZ. This could potentially make achieving air quality improvement targets within the CAZ more difficult.

Minor positive effects were predicted for all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to local services and amenities, and employment areas.

The site is brownfield and appears derelict, so residential development here could be an efficient use of land, providing opportunities for achieving biodiversity net gains and enhancing the local townscape character. There are two Grade II Listed Buildings within the site which appear to have fallen into a state of disrepair, so development here would be an opportunity to improve the setting of the Listed Buildings and to provide new investment that could regenerate them.

OA Objective	Baseline	Effect on	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land & Buildings	Site coir		a sands			-	SP4, SP8, SP9, HO2, TR5  portunities for reusing structures or construent an efficient use of the land resource, subjections.	
4 Climate change resilience	Site is in	+ FZ1 and i	P s not at	LT risk of st	IR urface wa	M ater flood	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7  ding.	4a – 4e
5 Water resources							SP9, EN1, EN2, EN7, EN9 100m of a surface waterbody. Developme consumption.	5a – 5e nt at the site
6 Biodiversity & geodiversity	condition designat	n. New dev	velopmei ould be a	nt here v a good o	vould be	unlikely	SP10, SP11, EN1, EN2, EN3, EN7, EN9  De likely that it is of limited biodiversity value to result in any discernible effects on a biodiver biodiversity net gains at the site such as	diversity
7 Landscape & townscape	of disrepthis loca	pair. It is co tion has a s of high vi by various	nsidered more po isual am	d to be li sitive inf enity val	kely that luence o ue or by	new dev n the loc ensurinc	SP2, EN1, EN3, EN5, EN6, DS2, DS3 appear to be potentially derelict and to have relopment at the site would be an opportunical townscape character, such as by incorporting that the new development is of a high quale what dependent on the design and impler	ty to ensure that orating GI lity design (as

		_			ın		ODO ODAO ENO ENA ENE ENO DOS	0- 01-
		+	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
8 Cultural heritage	Boundary \ site appear developme	Walls', a to be dent nt at this	nd 'Scho erelict ar s site wo	ool Hous nd to havould be a	e at Wap /e fallen n opporti	ping Ro into a st unity to i	te, including 'Wapping Road School with Att and School'. The site is a PDL plot and the bate of disrepair, including the Listed Building mprove the setting of the Listed Buildings was Buildings and better preserves them for f	ouildings within the gs. New vithin the site and
	to provide i	icw iiive	Surient	mai rege	nerates	uie Liste	sa ballalings and better preserves them for r	didic generations.
			Р	LT	IR	M	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality		nt targe					lopment at this location could make achieving pollution associated with the construction a	
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport		orster S	quare Ra	ailway S	tation. Th	ne site h	ces. The nearest railway station is 625m soo as good access for pedestrians, but somew	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types and t minimum c	enures of	of the ho policies	ousing is HO4 an	provided d HO5 (	I in line v 10 or mo	wards satisfying Bradford's housing needs, with the Local Plan policies. The developme ore homes, or an area of more than 0.5ha), to reflect local need.	ent would meet the
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
services	Residents v		e within (	600m of	a range	of key se	ervices and amenities at Forster Square Sh	opping Park and
		+/-	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	without disa without the local sense	rupting of develope of comi	cohesive oment be munity a of A650	eness of opening of a and place	existing of scale that e.	commun at may p centially	in an existing community in an area of high ity, encouraging participation and community of pressure on local services and facilities of impact on the quality of life of new residents pance.	ty interaction, or could alter the
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure			-	-			such residents would have excellent acces oubs, restaurants, museums and places of v	
45.0 ( )		+	Р	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	developme	nt, and p	potential	lly impro	ve pride i	n the lo	wo large derelict buildings with high-quality cal area. If the site were to not be allocated te local crime rates.	

		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b					
16 Health	Residents would be within 350m of the nearest medical centre, Farrow Medical Centre. The site is 2.2km north-												
TOTIEALLI	east of a general hospital, St Luke's Hospital.												
		Residents would have excellent access to green space, being 600m south of Peel Park, which could improve both physical and mental health for the residents of the development.											
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b					
Education	The nea	rest prima	ry schoo	I, Westm	inster C	E Primai	ry School, is 350m north of the site. The near	rest secondary					
	school,	Carlton Bo	lling Coll	ege, is 5	50m eas	st of the	site.						
40		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b					
18 Employment		The site would provide residents with good access to a broad range of high quality and diverse employment											
Employment	opportui the site.		e centre	of Bradfo	ord, inclu	ding the	Canal Road Employment Zones which is 35	50m north-west of					
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b					
19 Economy							ld have a minor beneficial impact on the loca	• .					
19 LCOHOINY	_	-			-		rvices and enhancing the pool of potential en						
			-				nment could lead to an improved attractiven	ess to the area,					
	which co	ould encou	rage fur	her inwa	ird inves	tment to	help tackle local deprivation.						

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/031 – Prospect Road	0.48	Open green space with trees and grasses	Greenfield	15 dwellings	Preferred Option: NE5/H

#### Summary of assessment for NE/031:

The site could deliver major positive effects for residents on the health, transport and education SA Objectives as a result of being within the target distances for all necessary health facilities, bus stops and a rail link, and centres for primary and secondary education.

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being entirely within the CAZ. This could potentially make achieving air quality improvement targets within the CAZ more difficult. A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

Minor positive effects were predicted for all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to local services and amenities, and employment areas.

Minor adverse effects have been predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site adjoining deciduous woodland priority habitat.

SA Objective	Baseline	Effect on	SA Object	tive				
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		1	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings	Site is g	reenfield.	Site coin	cides wit	h sandst	one and	coal MSAs. ALC grade at the site is 'Urbar	າ່.
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience		FZ1 and i able surfa					ling. However, development could lead to a	an increase in
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							100m of a surface waterbody. Developme consumption.	nt at the site
6		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity & geodiversity	its curre	nt condition al connect	n. New c	levelopm e norther	nent here n perime	could reter of the	luding trees and is likely to be of some biodeduce biodiversity value at the site and reduce site is adjacent to deciduous woodland pras through impacts on root zones.	uce local
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b

SA Objective	Baseline	Effect on S	SA Object	tive					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
7 Landscape & townscape	National that con be likely resident	Parks or A tains GI eld to adverse ial built for	AONBs. ements of ely alter m, which	However of potent the local n would h	r, resider ially high townsca nelp to lir	ntial devential a visual a spe and l mit the m	scernible effect on any landscape designativelopment at this site could result in the loss amenity, including trees and woodland, and landscape character. The site is adjacent to lagnitude for potential effects, but at this state cannot be ruled out.	of open greenfield it would therefore existing	
8 Cultural heritage	Walls', a site option setting of	and 'Schoo on NE/030	l House ). The si sted Build	at Wapp te is gree	ing Road enfield a	d School nd open	SP2, SP10, EN3, EN4, EN5, EN6, DS3  ng 'Wapping Road School with Attached St ' are within 30m south-west of the site (both space. New development here could adver inised that the Listed Buildings currently ap	being within the sely alter the	
9 Air quality		ment targe					SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  Iopment at this location could make achievice pollution associated with the construction associated.		
10 Transport	at Bradf		r Square	Railway	Station.	site has	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  nt services. The nearest railway station is 6 good access for pedestrians, but somewhat		
11 Housing	types an	nd tenures n criteria o	of the ho	ousing is 3 HO4 ar	provided nd HO5 (	d in line v 10 or mo	SP8, H01, H02, H03, H04, H05, H06, H07, H08, H09, H010  wards satisfying Bradford's housing needs, with the Local Plan policies. The development ore homes, or an area of more than 0.5ha), to reflect local need.	ent would meet the	
12 Accessible services		+ ts would b anal Road.		LT 600m of	IR a range	H of key se	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2 ervices and amenities at Forster Square Sh	12a opping Park and	
13 Social cohesion	without o	disrupting (	cohesive pment be	eness of eing of a	existing scale th	commun	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4  sin an existing community in an area of high ity, encouraging participation and community out pressure on local services and facilities of	ty interaction,	
		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a	

	Baseline	Effect on	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
14 Culture & leisure			-	-			such residents would have excellent accessous, restaurants, museums and places of	
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location new dev	where the	re are cu could po	irrently n tentially	one, and enhance	d so an i	ild introduce new potential targets and victincrease in crime at the site cannot be ruled nity cohesion and wellbeing, or increase na	out. However,
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	east of a	a general h ts would h	ospital,	St Luke's	s Hospita cess to g	al. reen spa	ical centre, Farrow Medical Centre. The sit ace, being 600m south of Peel Park, which the development.	
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
Education		rest prima Carlton Bo	-				ry School, is 375m north of the site. The ne site.	arest secondary
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
18 Employment		•			•		o a broad range of high quality and diverse Canal Road Employment Zones which is 4	• •
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	as by inc						I Id have a minor beneficial impact on the loc rvices and enhancing the pool of potential e	•

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/034 – Exmouth Place	5.84	Vegetation and open space	Greenfield	153 dwellings	Preferred Option: NE6/H

#### Summary of assessment for NE/034:

A significant adverse effect has been predicted for the air quality SA Objective due to the site being situated within the CAZ. A significant adverse effect can also not be ruled out for the cultural heritage objective. The site is 10m west of the Registered Park/Garden Peel Park. Development at this 5.84ha greenfield site could alter the setting of this important heritage asset.

Minor adverse effects predicted for most natural environment themed SA Objectives, primarily as a result of effects associated with development on greenfield. A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces and jobs, with particularly good access to schools, public transport and health facilities.

	Baseline	Effect on	SA Object	ive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land & Buildings							H05, H06, H07, TR2 ge (>0.4ha) greenfield site with urban grad the land resource.	3a – 3e e ALC soils.
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience	Site is in	FZ1. The	re are ve	ry slight	incidents	of low ri	sk of surface water flooding within the site	boundary.
		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e
5 Water resources							aterbodies within 100m of the site. However water consumption at this location in relati	
		-	Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h
6 Biodiversity	the wide	r area. The	ere is a c iodiversi	leciduous ty of the a	s woodla area or n	nd prioritegativelyed	I velopment could negatively impact habitately habitately habitat in the south of the site boundary, impact the ecology and habitat connectives site's biodiversity value and would reduced	development ity of the area.
& geodiversity	The site are SSS	vity due to is located Is. The site	the loss approxin	nately 5.3 thin a SS	3km from SI Impad	n Trench ct Risk Z	Meadows and 6.3km from Bingley South Eone. Further consideration of the likely risk ural England undertaken if necessary.	Bog, both of which

SA Objective Baselii trend	Baseline	Effect on	SA Object	tive				Mitigation code(s)				
		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies					
7 Landscape & townscape		ment woul ly alter the		•	an AONB	or Natio	onal Park. The loss of some greenfield and	open space could				
			Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b				
8 Cultural heritage	Peel Park, a Registered Park/Garden, is 10m east of the site. Development at NE/034 could potentially alter the setting of this important heritage asset.  There is a Grade II Listed Building just south of the site (School House at Wapping Road School) which may be											
	indirectly	/ affected	by the de	LT	ent due to	reducir M	sp the visual amenity of the site.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e				
9 Air quality	Development would not have a discernible impact on an AQMA. The construction and occupation of new homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements. The site is also situated within a CAZ, reduction of air quality in this area will negatively affect the achievement of air quality targets.											
		+	Р	LT	IR	М	SC2, H09, TR1, TR3, DS4	10a – 10e				
10 Transport	Site is within 200m of multiple bus stops with frequent services. The nearest railway station is 1.1km south west at Bradford Forster Square Railway Station. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.											
		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
11 Housing	types an	Site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plna policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses.										
12 Accessible		+	Р	LT	IR	М	SC1, SC2, SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2, EC5, HO3, HO12	12a				
services	The site	has good	access t	o the ran	nge of se	rvices ald	ong Otley Road and Canal Road.					
40.0.		++	Р	LT	IR	М	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
13 Social cohesion	high dep	rivation, e	ncouragi	ing partic	cipation a	nd comr	with high quality housing within an existing munity interaction, without the development or could alter the local sense of community	t being of a scale				
14 Culture & leisure		+	Р	LT	IR	М	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
CIOUIE		good acce g centres a			l leisure d	opportun	ities in the local area, including the local pl	aces of worship,				

04 04: - 1:	Baseline	Effect on S	SA Object	ive				Mitigation code(s)			
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies				
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	New residential development at the site would introduce new potential victims or targets of crime at a vacant location where currently there are none, but could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.										
		++	Р	LT	IR	M	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a			
16 Health	The site has good access to a GP surgery, the nearest being Farrow Medical Centre 515m east. The site would provide residents with excellent access to a diverse range of semi-natural habitats with opportunities for outdoor exercise and community engagement opportunities, which could improve both physical and mental health for the residents of the development. The site is within the target distance of a hospital, with Leeds Road Community Hospital 1.7km south east.										
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education	Site is 200m east of Westminster CE Primary School and 800m north east of Carlton Bolling College.										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment	Site would provide residents with excellent access to a broad range of high quality and diverse employment opportunities in the nearby, being only 1km north of the centre of Bradford, there are ten Employment Zones within 5km of the site around Bradford.										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	increasir business	The construction and occupation of new homes could have a minor beneficial impact on the local economy, increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.									

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/035 - Barkerend Mill, Barkerend Road	1.1	Previously developed and contains a Listed Building	Brownfield	173 dwellings	Preferred Option: NE7/H

#### Summary of assessment for NE/035:

A significant adverse effect has been predicted for the air quality SA Objective due to the site being within the CAZ. No other significant adverse effects have been predicted. As a PDL plot containing existing buildings, this site would be an opportunity to deliver biodiversity net gains and improvements to the local character and setting. The site falls within the South Pennine Moors SSSI/SPA/SAC Impact Risk Zone; thus, Natural England may need to be consulted to ensure no adverse effects on designated sites. One of the buildings within the site is the Grade II Listed Building 'Barkerend Mill', which is a large building understood to have been damaged in a fire. At this stage it is somewhat uncertain how this heritage asset would be impacted by the site allocation but it is considered to be likely that development here would be an opportunity to either repair and revitalise the asset or, if it is beyond repair, to deliver improvements to the local character by replacing the large fire-damaged building. The site is well located to provide residents with good access to key services and amenities, including shops, public transport, jobs, and cultural spaces, with particularly good access to schools and health facilities.

OA Objective	Baseline	Effect on S	SA Object	tive				Mitigation code(s)				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies					
		+/-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3b, 3c				
3 Land & Buildings	MSA wit contaminexisting	h which it on the contraction which buildings of the contractions in the contractions of the contractions	and would constitute as an efficient use of land, depending on the potential impacts on the coal it coincides. NE/035 is on a landfill site and therefore there are likely to be issues with soil which would need to be remediated before development could commence. It is unknown if the gs on-site could be re-used but the re-use of materials would improve the resource-efficiency of ant. The ALC grade for this area is Urban.									
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, EN7	4a – 4e				
resilience	Site is in Flood Zone 1 and approximately half of the site is at low risk of surface water flooding.											
		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e				
5 Water resources	Site wou	Site is not in a GSPZ. No surface water bodies are within, adjacent to or within 100m of the site.  Site would likely result in a minor increase in water consumption. As a former landfill site, the water resources within the site could potentially be contaminated, which could pose a threat to human health, particularly during construction.										
		+/-	Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h				

SA Objective	Baseline	Effect on S	SA Object	tive				Mitigation code(s)					
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies						
6 Biodiversity & geodiversity	The site	falls within	a SSSI	Impact I	Risk Zon	e for the	ty to enhance the biodiversity value of the sees South Pennine Moors SAC/SPA/SSSI. Furvel and consultation with Natural England u	ther consideration					
7 _andscape	Site wou	+	P	LT NB or N	IR	M Park Pro	SP2, EN1, EN3, EN5, EN6, DS2, DS3  viding the development is in-keeping with the	7a. 7b					
ownscape							ortunity to improve the local character.	ne existing built					
		-	Р	LT	IR	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b					
Cultural eritage	within th	Development at this site would not affect a Conservation Area. The Grade II Listed Building 'Barkerend Mills' is within the site. At this stage, it is unclear whether the Listed Building would be incorporated into the development or if it would require demolition or, alternatively, if the new development would be laid out around this heritage asset. An adverse effect cannot be ruled out.											
			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c					
Air quality	Site is entirely situated within a CAZ, therefore development at this location could make achieving air quality improvement targets increasingly difficult, due to the pollution associated with the construction and occupation of new homes.												
0		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d					
ransport	Railway	Site is within 400m of several bus stops with frequent services and is 1km north-east of Bradford Interchange Railway Station. The site is very accessible for pedestrians and cyclists although there is a lack of designated cycle paths in the local area.											
			_	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7,	T					
		+	Р		IIX	''	HO8, HO9, HO10	11a					
1 Housing	types an	could maked tenures of criteria of	e a mino of the ho	or positivousing is SHO4 ar	re contrik provided nd HO5 (	oution to d in line (10 or me	H08, H09, H010 wards satisfying Bradford's housing needs, with the Local Plan policies. The development homes, or an area of more than 0.5ha), to reflect local need.	depending on the					
2	types an	could maked tenures of criteria of	e a mino of the ho	or positivousing is SHO4 ar	re contrik provided nd HO5 (	oution to d in line (10 or me	wards satisfying Bradford's housing needs, with the Local Plan policies. The development ore homes, or an area of more than 0.5ha),	depending on the					
1 Housing  2 accessible ervices	types an minimun aspects	could maked tenures on criteria of such as ho	e a mino of the ho f policies ousing m	or positive pusing is a HO4 ar and a LT	re contrik provided ad HO5 ( ffordable IR	pution to d in line 10 or mo houses H	wards satisfying Bradford's housing needs, with the Local Plan policies. The developme ore homes, or an area of more than 0.5ha), to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4,	depending on the ent would meet the that specify					

SA Objective	Baseline	Effect on S	SA Object	tive				Mitigation code(s)			
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies				
13 Social cohesion	Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place. Site is adjacent to A658, which would be likely to impact on the quality of life of new residents as a result of exposure to air pollution and noise and visual disturbances.										
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a			
leisure						_	of culture and leisure opportunities in highly the centre of Bradford.	accessible			
		+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a			
15 Safe & secure	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.										
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
16 Health	Site is within 800m of the nearest GP surgery, Hillside Bridge Health Care Centre. Site is within 1km of a general hospital, Leeds Road Community Hospital. Site would provide new residents with good access to a diverse range of semi-natural habitats with opportunities for outdoor exercise and community engagement opportunities, which could improve both physical and mental health for the residents of these developments.										
		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a – 17c			
17 Education	Site is within 800m of Barkerend Primary Leadership Academy to the north of the site and Saint Mary's Roman Catholic Primary School to the west. The nearest state secondary school, Carlton Boiling College, is within 1km of the site.										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment	opportur	-	nearby				l o a broad range of high quality and diverse or r afield towards the regional city in the south				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	increasir business	ng the dem ses. An im	nand for proveme	local goo	ods and a built en	services vironmer	Id have a minor beneficial impact on the local and enhancing the pool of potential employent could lead to an improved attractiveness to ackle local deprivation.	ees for local			

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/044 - Northwood Cres, Thorpe Edge	0.78	Predominantly green and open space, with small area of hard standing.	Greenfield	27 dwellings (at 35dph)	Discounted

#### Summary of assessment for NE/044:

The site could deliver major positive effects for residents on both the health and education SA Objectives as a result of being within the target distances for all necessary health facilities and centres for primary and secondary education. Minor positive effects were predicted for most socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and employment areas.

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land. Minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site. A small waterbody runs through the site which is associated with a band of high surface water flood risk, but it is expected any risk could be avoided through careful layout of the development. Careful consideration around protecting the water quality would be required.

SA Objective	Baseline	Effect on	SA Object	ive				Mitigation code(s)					
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies						
3 Land &			Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3e					
Buildings	Site is gr	Site is greenfield. ALC grade at the site is 'Urban'. Site coincides with a coal MSA.											
4 Climate change resilience		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
	with a sr south of expected	mall waterb the strean d that it wo	oody with the land ould be a	in the sit d is not a voided th	e. North t risk. Giv rough a c	of the st ven the s careful la	urface water flood risk (north-east to south- ream the site is at low risk of surface water size of the site and location of the high risk ayout of development. However, developm urrent levels.	flooding and land, it is					
5 M/-4		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e					
5 Water resources	quality. [	A small, unnamed waterbody runs through the centre of the site. Development here could pose a risk to water quality. Development at the site would be expected to result in a minor increase in water consumption at this location in relation to existing levels.											
6		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f					
Biodiversity & geodiversity	its curre		n. New d				uding trees and is likely to be of some biod duce biodiversity value at the site and redu	•					
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b					

SA Objective	Baseline	Effect on	SA Object	ive									
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
7 Landscape & townscape	National that cont adversel form, wh	Parks or A ains GI ele y alter the	AONBs. I ements c local tov help to li	However of potenti vnscape mit the n	r, resident ally high and land nagnitude	tial devel visual an scape ch e for pote	cernible effect on any landscape designation lopment at this site could result in the loss nenity, including trees, and it would therefor naracter. The site is adjacent to existing resential effects, but at this stage a minor adversal.	of open greenfield ore be likely to sidential built					
8 Cultural heritage		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None					
nemage	Develop	ment at th	e site wo	uld be u	IR	have a d	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	historic area.  9a – 9c					
9 Air quality	homes w	Development would not have a discernible impact on an AQMA or CAZ. The construction and occupation of new homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements.											
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d					
10 Transport	Site is within 150m of multiple bus stops with frequent services. The nearest railway station is 1.85km north-east at Apperley Bridge Railway Station. site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.												
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a					
11 Housing	types an minimum	The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.											
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a					
services	The nea	The nearest area of key services and amenities is located 600m north-west along the High Street in the centre of Idle.											
13 Social cohesion	without t	disrupting	cohesive	ness of e	existing conscious existing constant existing ex	ommunit	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4  n an existing community in an area of high ry, encouraging participation and communi tt pressure on local services and facilities of	ty interaction,					
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a					
leisure				_			nge of culture and leisure opportunities income and along the A658.	cluding pubs,					

SA Objective	Baseline trend	Effect on	SA Object	ive				Mitigation code(s)				
		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies					
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
15 Safe & secure	location new dev	where the	re are cu	rrently notentially e	one, and enhance	so an in commun	d introduce new potential targets and victir crease in crime at the site cannot be ruled ity cohesion and wellbeing, or increase na	out. However,				
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
16 Health	Residents would be within 400m of the nearest medical centre, Rockwell and Wrose Practice. The site is 1.2km north-west of a hospital, Eccleshill Community Hospital.  Residents would have good access to green space providing outdoor exercise opportunities, as well as being within 950m of Eccleshill Pool, both of which could improve both physical and mental health for the residents of the development.											
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
Education	The nearest primary school, Thorpe Primary, is 530m north of the site. The nearest secondary school, Immanuel College, is 1.2km north of the site.											
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
18 Employment	The site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford, including the Shipley Employment Zone which is 1.15km north of the site and the regional city centre slightly further a field to the south-west of the site.											
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	as by inc	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.										

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/045 - Old Park Road, Thorpe Edge	0.35	Mown grass	Greenfield	16 dwellings	Preferred Option: NE8/H

#### Summary of assessment for NE/045:

The site could deliver major positive effects for residents on both the health and education SA Objectives as a result of being within the target distances for all necessary health facilities and centres for primary and secondary education.

Minor positive effects were predicted for most socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and employment areas.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Although the site is greenfield it appears to be entirely mown grass, so in fact new development here could provide the opportunity to enhance the biodiversity value.

The loss of the greenfield site would be likely to have a negative impact on the local landscape and townscape. Additionally, there is a small waterbody 60m south-west of the site which could be impacted by the construction and occupation of this site.

SA Objective	Baseline	Effect on	SA Object	ive				
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3e
Buildings	Site is gr	reenfield. A	ALC grad	le at the	site is 'U	rban'. Sit	e coincides with a coal MSA.	
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience		FZ1 and i					ing. However, development could lead to a	in increase in
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources				•			e site. Site is not within a GSPZ. Developn ter consumption at this location in relation	
6			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity & geodiversity	biodivers through The HRA	sity value. the inclusi	New devoned on of GI of proces	relopmen elements ss has ide	t here wo s such as entified th	ould be a trees. nat likely	rised of mown grass, and so is likely of veran opportunity to enhance the biodiversity versignificant effects on the South Pennine Mage.	value of the site
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7 Landscape & townscape	National that, in it characte is adjace	Parks or A ts current o er. New de ent to exist	AONBs. I condition velopme ing resid	However, likely m nt here w ential bui	, residen akes a p ould be l ilt form, v	tial deve ositive co likely to a vhich wo	cernible effect on any landscape designation lopment at this site could result in the loss ontribution towards the local landscape and adversely affect this and to alter the local culd help to limit the magnitude for potential upe and townscape cannot be ruled out.	of open greenfield d townscape haracter. The site

SA Objective	Baseline	Effect on S	SA Object	ive				
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None
neritage	Develop	ment at the	e site wo	uld be ur	nlikely to	have a	I discernible effect on any heritage asset or	historic area.
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	homes v		xpected t	to result i	in a mino	or increas	I an AQMA or CAZ. The construction and construction and construction in relation to existing levels	-
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Apperley		ailway St	ation. Sit	-	-	It services. The nearest railway station is 1 ss for pedestrians, but somewhat limited for	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimun	nd tenures n criteria o	of the ho f policies	using is l HO4 and	provided d HO5 (1	in line w 10 or mo	vards satisfying Bradford's housing needs, with the Local Plan policies. The development re homes, or an area of more than 0.5ha), to reflect local need.	ent would meet th
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services		rest area or re of Idle.	of key se	rvices an	d amenit	ties appe	ears to be located 600m north-west along t	he High Street in
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	interaction		the dev	elopment	t being of	f a scale	I ommunity, encouraging participation and co that may put pressure on local services ar	
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
eisure				_			nge of culture and leisure opportunities inc Idle and along the A657 and the A658.	cluding pubs,
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a
15 Safe & secure	location new dev	where the	re are cu	rrently no tentially e	one, and enhance	so an in commur	I d introduce new potential targets and victir crease in crime at the site cannot be ruled lity cohesion and wellbeing, or increase na	out. However,

2. 21. 11	Baseline	Effect on S	SA Object	ive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	north-we Residen being wi	est of a hos	spital, Ed ave good of Eccles	cleshill C d access shill Pool	communito to green	ty Hospi space, I	cal centre, Haigh Hall Medical Practice. The cal.  Deing 700m south-east of Idle Recreation Could improve both physical and mental hea	Ground, as well as
17 Education		++ rest prima el College,					SP6, SP14, SP16, EC3, DS5, CO2 5m south-east of the site. The nearest seco	17a, 17b andary school,
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
18 Employment	opportur	nities in Bra	adford, ir	ncluding t	the Shiple	ey Emplo	a broad range of high quality and diverse by a broad range of high quality and diverse by ment Zone which is 2.23km north-west of the site.	
19 Economy	as by inc						SP6, SP14, SP16, EC1, EC2, EC3, EC4 If have a minor beneficial impact on the locurices and enhancing the pool of potential e	•

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/046 - Arthur Street, Idle	0.97	PDL, Springfield Scrapyard	80% Brownfield	40 dwellings	Preferred Option: NE9/H

# Summary of assessment for NE/046:

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects predicted for water resources and air quality SA Objectives, as predicted for nearly all sites. This PDL plot would be a good opportunity to deliver biodiversity net gains and improvements to the local character. The site is generally well situated to provide residents with good access to key services and amenities, including shops, cultural spaces, buses, jobs and schools, with particularly good access to health facilities.

SA Objective	Baseline	Effect on S	SA Object	tive				
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3b, 3c
3 Land & Buildings	situated re-use o	within coa f materials Site is used	l and sar would ir	ndstone mprove t	MSA. It i he resou	s unkno rce-effic	I se of land, depending on effects on the MS/ wn if the existing buildings on-site could be iency of any development. The ALC grade of a risk of contaminated land that may be re	re-used but the of the land is
4 Climate change		+	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience	Site is w	ithin FZ1.	There ar	e areas	of low of	surface	water flooding within the site boundary.	•
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							1 100m of site. Development would result in ation to existing levels.	a minor net
6			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h
Biodiversity & geodiversity	air pollut opportur The HR	tion from d nity to enha	evelopm ance the g proces	ent, how biodiver ss has id	vever as sity on site	the curre ite. hat likely	Ditat, which may be indirectly negatively affer ent use is as a car park and scrapyard this volver of significant effects on the South Pennine Mage.	vould still be an
7 Landscape		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b
& townscape							e development would be an opportunity to in eping with the existing built form of the local	•
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None
heritage	-	ment at thi			-		l servation Area. Development at site would b ic areas.	e unlikely to have
9 Air quality		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c

SA Objective	Baseline	Effect on S	SA Objec	tive				
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
							e is expected to be a minor reduction in air que construction and occupation of new home	
10		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
Fransport	Apperle		Station.	The site	is very a		rices. Site is 2.8km south-west of the closes e for pedestrians and cyclists although there	-
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types ar minimun	nd tenures n criteria o	of the ho	ousing is s HO4 ar	provide nd HO5 (	d in line v (10 or mo	wards satisfying Bradford's housing needs, with the Local Plan policies. The development ore homes, or an area of more than 0.5ha), to reflect local need.	nt would meet th
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services						-	of services and amenities in highly accessi along Bradford Road.	ble locations,
		++	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	without	disrupting (	cohesive oment b	eness of eing of a	existing scale th	commun	in an existing community in an area of high ity, encouraging participation and community the pressure on local services and facilities of	ty interaction,
		nse of com	munity a	and place				
			munity a	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
	local ser	nse of com	P ts with g	LT ood acce	IR ess to cu	Itural and		
14 Culture & leisure	local ser	+ rs resident	P ts with g	LT ood acce	IR ess to cu	Itural and	DS3, DS4	
	Site offe cultural a	+ rs resident and leisure +/- idential de	P s with g spaces P velopme	LT L	IR ess to cu radford I IR site wor	Iltural and Road.  M  uld introdut it could	DS3, DS4 d leisure areas, being within a 500m walk of	a varied array of  15a e at vacant
eisure 15 Safe & secure	Site offe cultural a	+ rs resident and leisure +/- idential de	P s with g spaces P velopme	LT L	IR ess to cu radford I IR site wor	Iltural and Road.  M  uld introdut it could	DS3, DS4  d leisure areas, being within a 500m walk of SP1, SP3, SP4, SP16, H09, DS5, CO2  duce new potential victims or targets of crime potentially enhance community cohesion a	a varied array of
eisure 15 Safe &	Site offe cultural and locations increase.	+/- idential de s where cue natural su	P  ts with g e spaces  P  velopme rrently the specific receives the specific receiver the specific receives the specific receiver th	LT  ood acce along B  LT  ent at the nere are ce, and s  LT  well Medi ss to out	IR ess to cu radford I IR site wor none, bu to could IR ical Cent	Muld introdut it could help to c	DS3, DS4 d leisure areas, being within a 500m walk of SP1, SP3, SP4, SP16, H09, DS5, CO2 duce new potential victims or targets of crime potentially enhance community cohesion a sombat the local risk of crime.  SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9,	a varied array of  15a  e at vacant and wellbeing, or  16a, 16b  pital. Residents

SA Objective Baseling trend	Baseline	Effect on S	SA Object	ive				
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
17 Education	Site is w desired		of Blake	ehill Prim	ary Scho	ool. Site	is 1.6km south of Immanuel College, putting	g it outside the
40		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
18 Employment		nities nearb					o a broad range of high quality and diverse when to the west of the site and multiple other	
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy		ng the dem					d have a minor beneficial impact on the locand enhancing the pool of potential employ	•

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/047 – Ravenscliffe Avenue, Ravenscliffe	0.49	Vacant grass	Greenfield	17 dwellings (based on 35dph)	NE10/H

#### Summary of assessment for NE/047:

Minor positive effects were predicted for most socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, education facilities and employment areas.

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land. Minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site.

	Baseline	Effect on	SA Objec	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a – 3e
Buildings	Site is gr	reenfield.	ALC Gra	de at the	site is 'l	Urban'. S	Site coincides with a coal MSA.	
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience		FZ1 and in a same same same same same same same sa					I ling. However, development could lead to a	n increase in
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							1 100m of a surface waterbody. Developmer consumption.	nt at the site
6 Biodiversity		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
& geodiversity	_						otentially be of some biodiversity value. New reduce local ecological connectivity.	v development
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7 Landscape & townscape	National that, in it characte is adjace	Parks or A s current or er. New de ent to exist	AONBs. condition velopme ing resid	Howeven, likely ment here wellen	r, residei nakes a p would be uilt form,	ntial deve positive of likely to which w	Scernible effect on any landscape designation scenible effect on any landscape designation elopment at this site could result in the loss contribution towards the local landscape and adversely affect this and to alter the local could help to limit the magnitude for potential ape and townscape cannot be ruled out.	of open greenfield d townscape haracter. The site
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None
heritage	-	ment at th			-		servation Area. Development at site would bic areas.	oe unlikely to have

		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	homes w		xpected	to result	in a min	or increa	n an AQMA or CAZ. The construction and ase in air pollution in relation to existing lev	
10 Transport		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5 TR6	i, 10a – 10d
Tansport	at New F		ilway St	ation. sit	-	-	nt services. The nearest railway station is as for pedestrians, but somewhat limited f	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimum	d tenures n criteria o	of the ho	ousing is s HO4 ar	provided nd HO5 (	d in line 10 or mo	wards satisfying Bradford's housing needs with the Local Plan policies. The developmore homes, or an area of more than 0.5ha to reflect local need.	nent would meet th
12 Accessible services	The near	+	P of key se	LT LT	IR ad amen	H ities ann	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2 ears to be located 600m west of the site of	12a
	THE HEAL	iest alea t	n key se	i vices ai	iu ailieii	illes app	ears to be located oboth west of the site of	iii victoria ixoau.
		++	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
	without o	ment woul	d provid cohesive oment b	e high-queness of eing of a	uality ho existing scale th	mes with	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4  in an existing community in an area of highing the second services and facilities of the second services and facilities.	h deprivation (IMD nity interaction,
cohesion  14 Culture &	without o	ment woul disrupting on he develo	d provid cohesive oment b	e high-queness of eing of a	uality ho existing scale th	mes with	lin an existing community in an area of higity, encouraging participation and commu	h deprivation (IMD nity interaction,
13 Social cohesion  14 Culture & eisure	without to without to local sen	ment wouldisrupting the developers of com	d provid cohesive oment be munity a	le high-queness of eing of a and place	uality horexisting scale these.	mes with communat may p	pin an existing community in an area of highity, encouraging participation and community pressure on local services and facilities  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2,	th deprivation (IMD nity interaction, s or could alter the
cohesion  14 Culture &	without to without to local sen	ment wouldisrupting the developers of com	d provid cohesive oment be munity a	le high-queness of eing of a and place	uality horexisting scale these.	mes with communat may p	in an existing community in an area of high ity, encouraging participation and community pressure on local services and facilities  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  ange of culture and leisure opportunities in	th deprivation (IMD nity interaction, s or could alter the
14 Culture & eisure	Resident restaural  The conslocation new devi	ment would disrupting the developing of community the developing of community the developing of the de	d provid cohesive coment be munity a provide the would nes and provide are cucould possible.	e high-queness of eing of a and place  LT  I have go outdoor  LT  pation of urrently notentially	uality horexisting scale these.  IR  Dood acceleisure s  IR  IR  IR  IR  IR  IR  IR  IR  IR  I	mes with communat may p  H  ss to a r paces al  M  mes would so an ile commun	in an existing community in an area of high ity, encouraging participation and community pressure on local services and facilities  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  ange of culture and leisure opportunities in ong Harrogate Road and Victoria Road.	th deprivation (IMD nity interaction, sor could alter the 14a ncluding pubs, 15a tims of crime at a d out. However,
cohesion  14 Culture &	Resident restaural  The conslocation new devi	ment would disrupting the development would be deve	d provid cohesive coment be munity a provide the would nes and provide are cucould possible.	e high-queness of eing of a and place  LT  I have go outdoor  LT  pation of urrently notentially	uality horexisting scale these.  IR  Dood acceleisure s  IR  IR  IR  IR  IR  IR  IR  IR  IR  I	mes with communat may p  H  ss to a r paces al  M  mes would so an ile commun	in an existing community in an area of highity, encouraging participation and community pressure on local services and facilities  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  ange of culture and leisure opportunities in ong Harrogate Road and Victoria Road.  SP1, SP3, SP4, SP16, HO9, DS5, CO2  Ild introduce new potential targets and victoria services in crime at the site cannot be rule	th deprivation (IMD nity interaction, sor could alter the 14a ncluding pubs, 15a tims of crime at a d out. However,
14 Culture & eisure	Resident restaural  The consolocation new deverand so commend so c	ment would disrupting the developise of community the developise of community the developise of community the struction at the site of the developing the de	d provid cohesive coment be munity at the would ness and the provided points are cure of the combines and the combines are are cure are are cure are are are are are are are are are a	e high-queness of eing of a and place LT I have go outdoor LT pation of urrently notentially at the local LT in the near south of the s	uality horexisting scale the e.  IR  Dood acceleisure seleisure se	mes with communat may part may	in an existing community in an area of highity, encouraging participation and community pressure on local services and facilities  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  ange of culture and leisure opportunities if ong Harrogate Road and Victoria Road.  SP1, SP3, SP4, SP16, HO9, DS5, CO2  Indicate the site cannot be rule nity cohesion and wellbeing, or increase respectively. SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5  Rockwell and Wrose Practice, putting it of al, Eccleshill Community Hospital.	th deprivation (IMD nity interaction, sor could alter the 14a ncluding pubs, 15a tims of crime at a d out. However, natural surveillance 16a, 16b utside the target
14 Culture & eisure 15 Safe & secure	Resident restaural  The conslocation new devand so commended to the constaurant of the co	ment would disrupting the developine of community the struction at the sine of the struction at the sine of the struction of the sine of t	d provide cohesive coment be munity at the would ness and the combines and the combines are current of the combines and the would not committe wou	e high-queness of eing of a and place LT  I have go outdoor  LT  pation of urrently notentially at the local the local south of the have go munity er	uality horexisting scale the existing scale the exi	mes with communat may p  H  ss to a r paces al  M  mes would so an it communates communates al displayed so an it communates al elegan so an it	in an existing community in an area of high ity, encouraging participation and community pressure on local services and facilities  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  ange of culture and leisure opportunities it ong Harrogate Road and Victoria Road.  SP1, SP3, SP4, SP16, HO9, DS5, CO2  Ild introduce new potential targets and victoriase in crime at the site cannot be rule nity cohesion and wellbeing, or increase r  SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5  Rockwell and Wrose Practice, putting it of	th deprivation (IMD nity interaction, sor could alter the 14a ncluding pubs, 15a tims of crime at a d out. However, natural surveillance 16a, 16b utside the target opportunities for

17		•	•			•	school, is 575m south-west of the site. The	nearest secondary				
Education	school, Hanson School, is 2km west of the site.											
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
Employment	opportur	nities in Bra	adford, ir	ncluding	the Can	al Emplo	o a broad range of high quality and diverse syment Zone which is approximately 3km wouth-west of the site.					
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	as by inc						d have a minor beneficial impact on the lo	<b>3</b> /				

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/055b -			Greenfield, Green		Preferred
Harrogate Rd,	1.53	Agricultural	Belt	48 dwellings	Options:
Greengates					NE11/H

# Summary of assessment for NE/055b:

The site could deliver a major positive effect for residents on the health SA Objective as a result of being within the target distances for all necessary health facilities.

Minor positive effects were predicted for most socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and education facilities.

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield and Green Belt site containing trees and hedgerows. The northern perimeter of the site is adjacent to the Leeds Liverpool Canal Conservation Area and there are two Grade II Listed Buildings 20m west of the site; development at this greenfield site could potentially result in an adverse effect on the setting of these. The site is less than 100m west of Carr Beck, so development here could potentially negatively impact the water quality.

OA Objective	Baseline	Effect on	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings	_	reenfield. <i>I</i> tone MSA.		de at the	site is G	Grade 3,	which could potentially include BMV soils. \$	Site coincides with
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience		FZ1 and i					ling. However, development could lead to a	n increase in
5 Water		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							oximately 90m west of Carr Beck at its clos minor increase in water consumption.	est point.
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
6 Biodiversity & geodiversity	ecological connectivity. Site is 160m norm-east of the Calverly Complex LVVS, which could be exposed to increase in recreational disturbances as a result of development at the site							
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b

	Baseline	Effect on	SA Object	tive				
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
7 Landscape & townscape	National and Gre would th existing	Parks or a en Belt that erefore be residential	AONBs. at contain likely to built for	Howeverns GI ele adverse m, which	r, resider ments o ely alter t n would h	ntial devo f potentia he local nelp to lir	scernible effect on any landscape designation elopment at this site could result in the loss ally high visual amenity, including trees and townscape and landscape character. The smit the magnitude for potential effects, but a conscape cannot be ruled out.	of open greenfield I hedgerows, and site is adjacent to
		-	Р	LT	R	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
3 Cultural neritage	Building: Develop	s, called '9	97, Harr is greenf	ogate Ro	oad' and	'Dog an	ds Liverpool Canal Conservation Area. Two d Gun Public House', are 20m west of the s result in an adverse effect on the setting of	site.
) Air quality		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	homes v		xpected	to result	in a min	or increa	n an AQMA or CAZ. The construction and asse in air pollution in relation to existing leve	•
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Apperley topograp	y Bridge R	ailway S on a ste	tation. S ep hill),	ite appea	ars to be	nt services. The nearest railway station is 1 accessible via walking and cycling, althougesignated cycle paths in the local area, cou	gh the local
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimun	id tenures n criteria o	of the ho	ousing is HO4 ar	provided nd HO5 (	d in line 10 or mo	wards satisfying Bradford's housing needs, with the Local Plan policies. The development ore homes, or an area of more than 0.5ha), to reflect local need.	ent would meet th
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
services	The nea	rest area	of key se	rvices ar	nd amen	ities app	ears to be located 500m south-west of the	site on the A657.
13 Social cohesion	interaction		t the dev	elopmer	nt being o	of a scale	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4 community, encouraging participation and ce that may put pressure on local services a	•
		djacent to e to air pol				-	pact on the quality of life of new residents hoances.	nere as a result of

SA Objective	Baseline	Effect on	SA Objec	tive				
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure				_			ange of culture and leisure opportunities inc Greengates and along Harrogate Road.	cluding pubs,
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location new dev	where the	re are cu could po	urrently nate	one, and enhance	d so an i e commu	ald introduce new potential targets and victir ncrease in crime at the site cannot be ruled nity cohesion and wellbeing, or increase na	out. However,
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	Residen outdoor 850m no	exercise a	te would nd comr f Ecclesl	I have go nunity er	ood acce	ess to a cent, inclu	diverse range of semi-natural habitats with or ding Rawdon Meadows Playing Fields, as well and mental health	vell as being
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
Education		-	-		-	-	cademy, is 450m south-west of the site. The n-west of the site.	nearest
		+/-	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
18 Employment	opportur regional	nities in Bra	adford, i slightly	ncluding further a	the Ship a field to	oley Emp the sout	o a broad range of high quality and diverse loyment Zone which is 3.2km north-east of h-west of the site. It is uncertain the extent toortunities in agriculture in the local area.	the site and the
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	as by inc	creasing th	ie dema lowever,	nd for lo	cal good:	s and se	I Id have a minor beneficial impact on the loc rvices and enhancing the pool of potential e to which the loss of agricultural land could i	mployees for

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/057 – Kings Drive, Wrose	0.69	Woodland	Greenfield	24 dwellings (based on 35dph)	Preferred Option (Commitment): NE12/HC

#### Summary of assessment for NE/057:

The site could deliver a major positive effect for residents on the health SA Objective as a result of being within the target distances for all necessary health facilities.

Minor positive effects were predicted for most socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, education facilities and employment areas.

As a greenfield site entirely made up of woodland, development here has been predicted to result in minor adverse effects on most natural environment themed SA Objectives. A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

SA Objective	Baseline	Effect on	SA Object	tive					
, sirvosjourvo	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
3 Land &			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e	
Buildings	Site is gr	reenfield. /	ALC Gra	de at the	site is 'l	Jrban'. S	Site coincides with coal and sandstone MS/	As.	
4 Climate		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e	
change resilience	associat	ed with a s to the area	small wa	terbody v Developi	within the	e site wh	nedium and high surface water flood risk (n lich may be difficult to avoid entirely given t ead to an increase in impermeable surface	he site's size s, compared to	
= <b></b> .		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e	
5 Water resources	A small, unnamed waterbody runs through the centre of the site. Development here could pose a risk to water quality. Development at the site would be expected to result in a minor increase in water consumption at this location in relation to existing levels.								
6			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f	
Biodiversity & geodiversity	Site is greenfield containing various GI elements including trees. It appears to be entirely covered in woodland and is likely to be of some biodiversity value in its current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity.  The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.								
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b	

7 Landscape & townscape	National that cont be likely residenti	Parks or A ains GI ele to adverse al built for	AONBs. ements c ely alter t m, which	However of potenti the local n would h	r, resider ially high townsca nelp to lir	ntial dev visual a ape and mit the m	scernible effect on any landscape designation elopment at this site could result in the loss amenity, including trees and woodland, and is landscape character. The site is adjacent to nagnitude for potential effects, but at this state cannot be ruled out.	of open greenfield t would therefore existing				
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None				
heritage		Development at this site would not impact on a Conservation Area. Development at site would be unlikely to have a discernible impact on any heritage assets or historic areas.										
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
9 Air quality	homes w		xpected	to result	in a min	or increa	n an AQMA or CAZ. The construction and o ase in air pollution in relation to existing leve	•				
10 Transport		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
TO TRAITSPORT	at Frizino		ay Statio	on. Site I	•	•	nt services. The nearest railway station is 1 for pedestrians, but somewhat limited for co					
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
11 Housing	types an minimum	d tenures n criteria of	of the ho f policies	ousing is HO4 ar	provided nd HO5 (	d in line 10 or m	wards satisfying Bradford's housing needs, with the Local Plan policies. The developme ore homes, or an area of more than 0.5ha), to reflect local need.	nt would meet the				
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a				
services	The site	is within 6	00m of k	ey servi	ces and	amenitie	es along Wrose Road.					
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
13 Social cohesion	interaction		the dev	elopmen	nt being o	of a scal	community, encouraging participation and co e that may put pressure on local services an					
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
leisure				_			ange of culture and leisure opportunities inc e spaces along Wrose Road and the surrou					
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
15 Safe & secure	location new dev	where the	re are cu	ırrently n tentially	one, and enhance	d so an i commu	I Ild introduce new potential targets and victin ncrease in crime at the site cannot be ruled inity cohesion and wellbeing, or increase na	out. However,				

		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
	Residen	ts would b	e within	400m of	the near	est med	ical centre, Wrose Health Centre. The site is	3.8km north-				
16 Health	east of a	general h	ospital, l	Bradford	Royal Ir	nfirmary.						
	outdoor	Residents at the site would have good access to a diverse range of semi-natural habitats with opportunities for outdoor exercise and community engagement, which could improve both physical and mental health for the residents of the development.										
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
Education	The nea	rest prima	ry schoo	l, Blakeh	ill Prima	ry Schoo	ol, is 830m north-east of the site. The neares	st secondary				
	school, l	Hanson Sc	hool, is	925m so	uth of th	e site.						
40		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
18 Employment	The site	would pro	vide resi	dents wi	th good	access to	o a broad range of high quality and diverse	employment				
Employment				•			Employment Zone which is 1.33km south-w	est of the site and				
	the regio	the regional city centre slightly further a field to the south-west of the site.										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy		The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for										
	_	as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses.										

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/059 - Bolton Road/Myers Lane, Bolton Woods	1.45	School field, with small area containing outdoor concrete sports pitch.	Greenfield	65 dwellings (based on 45dph)	Discounted

#### Summary of assessment for NE/059:

The site could deliver a major positive effect for residents on the education SA Objective as a result of being within the target distance for both primary and secondary education facilities.

Minor positive effects were predicted for most socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, health facilities and employment areas.

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land. Minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site. The site is divided by a band of low and medium surface water flood risk, but it may be possible to avoid this area through the careful layout of the development.

CA Objective	Baseline	Effect on	SA Object	tive							
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
3 Land &			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e			
Buildings	Site is gr	reenfield. A	ALC Gra	de at the	site is 'l	Jrban'. S	Site coincides with a coal MSA.	1			
4 Climate		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
change resilience	Site is in FZ1. The site is divided by a band of low and medium surface water flood risk (east to west). Given the size of the site in relation to this, it may be possible to avoid this area through a careful development layout.							•			
	Howeve	r, developr	ment cou	ıld also l	ead to a	n increas	se in impermeable surfaces, compared to cu	ırrent levels.			
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e			
resources							100m of a surface waterbody. Developmer consumption.	nt at the site			
		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f			
6 Biodiversity & geodiversity	biodivers connecti The site of the lik	Site is predominantly greenfield, comprised of grasses, and in its current condition it could potentially be of some biodiversity value. New development here could reduce biodiversity value at the site and reduce local ecological connectivity.  The site falls within a SSSI Impact Risk Zone for the South Pennine Moors SAC/SPA/SSSI. Further consideration of the likely risks should be undertaken at the site level and consultation with Natural England undertaken if necessary.									
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b			

	Baseline	Effect on	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
7 Landscape & townscape	National that, in it characte is adjace	Parks or A ts current of er. New de ent to exist	AONBs. condition velopme ing resid	Howeven, likely ment here wellen	r, residei nakes a p would be uilt form,	ntial deve positive of likely to which w	scernible effect on any landscape designati- elopment at this site could result in the loss contribution towards the local landscape an adversely affect this and to alter the local of ould help to limit the magnitude for potential cape and townscape cannot be ruled out.	of open greenfield d townscape haracter. The site
8 Cultural heritage							SP2, SP10, EN3, EN4, EN5, EN6, DS3 e's north-eastern corner. Development at the etting of this sensitive heritage asset.	8a, 8b is greenfield site
0.4:		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	homes v		xpected	to result	in a min	or increa	n an AQMA or CAZ. The construction and case in air pollution in relation to existing leve	•
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Frizingha (site is o	all Railway	Station and the la	Site appoints	pears to	be acce	nt services. The nearest railway station is 2 ssible via walking and cycling, although the aths in the local area, could potentially deter	local topography
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimun	nd tenures n criteria o	of the ho	ousing is s HO4 ar	provided nd HO5 (	d in line of the contract of t	wards satisfying Bradford's housing needs, with the Local Plan policies. The development ore homes, or an area of more than 0.5ha), to reflect local need.	ent would meet the
12 Accessible services		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
301 11003	Residen	ts would b	e within	600m of	key ser\	vices and	d amenities, including those along Bolton Ro	oad.
		+/-	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	interaction		t the dev	elopmer	nt being o	of a scale	ommunity, encouraging participation and control to the that may put pressure on local services are	-
		djacent to e to air pol				-	npact on the quality of life of new residents pances	here as a result of
		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a

SA Objective Basel	Baseline	Effect on	SA Object	tive					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
14 Culture & leisure				_			ange of culture and leisure opportunities in uch as those along Undercliffe Road.	cluding pubs,	
1E Coto 9	The con	+/-	P	LT	IR	M	SP1, SP3, SP4, SP16, H09, DS5, CO2  Ild introduce new potential targets and viction	15a	
15 Safe & secure	location new dev	where the	re are cu could po	irrently n tentially	one, and enhance	d so an ii commu	ncrease in crime at the site cannot be ruled nity cohesion and wellbeing, or increase na	out. However,	
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b	
16 Health	distance Residen	. The site its would hexercise o	is 4km n ave suffi	orth-eas cient acc	t of a geo	neral hos reen spa	e, Moorside Surgery, putting it just outside the spital, Bradford Royal Infirmary.  The closest being Peel Park 800m south both physical and mental health for the research.	h of site, providing	
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b	
Education		•	-				nary School, is adjacent to the west of the sest of the site.	site. The nearest	
40		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b	
18 Employment	The site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford, including the Canal Road Employment Zone which is 1. 5km west of the site and the regional city centre slightly further a field to the south-west of the site.								
19 Economy	as by inc						SP6, SP14, SP16, EC1, EC2, EC3, EC4  Id have a minor beneficial impact on the loc rvices and enhancing the pool of potential e	•	

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/062 - Lynmore Court, Idle	0.27	Vacant open space	Greenfield	6 dwellings	Discounted

#### Summary of assessment for NE/062:

Development at this site would be unlikely to result in a significant effect, either positive or negative, on any SA Objective. Minor positive effects were predicted for a range of socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to education facilities and employment areas, although the site's access to transport links is somewhat limited.

Minor adverse effects have been predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site containing trees.

SA Objective	Baseline	Effect on	SA Object	ive				
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings	Site is gr	reenfield. /	ALC Gra	de at the	site is G	rade 4. S	Site coincides with coal and sandstone MS	As.
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience		FZ1 and i able surfa					ing. However, development could lead to a	an increase in
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							100m of a surface waterbody. Developme consumption.	nt at the site
6		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity & geodiversity	its curre		n. New d				uding trees and is likely to be of some biod duce biodiversity value at the site and red	
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7 Landscape & townscape	National that cont adversel form, wh	Parks or A tains GI ele y alter the	AONBs. lements of local towns help to li	However of potential vinscape mit the m	, residen ally high and land nagnitude	tial deve visual ar scape ch e for pote	Cernible effect on any landscape designation cernible effect on any landscape designation lopment at this site could result in the loss menity, including trees, and it would therefore a country including trees, and it would therefore a country including trees, and it would therefore a country including the	of open greenfield ore be likely to sidential built
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None
heritage	Develop	ment at th	e site wo	uld be ur	nlikely to	have a	I discernible effect on any heritage asset or	historic area.

SA Objective	Baseline	Effect on	SA Object	ive									
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c					
9 Air quality	homes v		xpected	to result i	in a mino	r increas	an AQMA or CAZ. The construction and one in air pollution in relation to existing level	•					
10 Transport		-	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d					
					-		arest railway station is 2km west at Shipley limited for cyclists with a limited amount o	-					
11 Housing		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a					
		ite could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the pressure and tenures of the housing is provided in line with the Local Plan policies.											
12 Accessible		-	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a					
services		The immediate local area is mainly residential; residents may need to travel up to 1km north-east into the central of Idle or 1km south-west onto Wrose Road to access services and amenities to satisfy their daily needs.											
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a					
13 Social cohesion	interaction		the dev	elopment	t being of	a scale	ommunity, encouraging participation and control that may put pressure on local services and	-					
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a					
eisure				•			nge of culture and leisure opportunities inc the centre of Idle and along Wrose Road.	cluding pubs,					
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a					
15 Safe & secure	location new dev	where the	re are cu	rrently no tentially e	one, and enhance	so an in commun	I d introduce new potential targets and victin crease in crime at the site cannot be ruled hity cohesion and wellbeing, or increase na	out. However,					
16 Health		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, C01, C02, C03, DS1, DS5	16a, 16b					

0.4.01.1.15	Baseline	Effect on S	SA Object	ive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
	surgeries Infirmary	Site is 900m north of Wrose Health Centre and 900m south-west of Idle Medical Centre, the nearest GP surgeries, putting it outside the target distance. The site is 4.5km north-east of a general hospital, Bradford Royal Infirmary.										
		Residents would have excellent access to green space providing outdoor exercise opportunities, which could improve both physical and mental health for the residents of the development.										
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
Education		rest prima Hanson Sc					, is 550m south-east of the site. The neare	st secondary				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
18 Employment	The site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford, including the Shipley Employment Zone which is 1. 5km north of the site and the regional city centre slightly further a field to the south-west of the site.											
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	as by inc						I have a minor beneficial impact on the locarices and enhancing the pool of potential e					

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/081 - Rawson Avenue, Thornbury	1.15	Industrial/ Construction	90% Brownfield	42 dwellings	Preferred Option: NE13/H

# Summary of assessment for NE/081:

No significant adverse effects predicted for the site. The only minor adverse effects predicted are related to water consumption and air quality, as predicted for nearly all other sites. The site would be a good opportunity to deliver biodiversity net gains and improvements to the local character. The site is well located to provide residents with good access to key services and amenities, shops, buses, jobs and cultural spaces with particularly good access to both schools and health facilities.

SA Objective	Baseline	Effect on	SA Object	tive									
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
3 Land &		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3b, 3c					
Buildings	ngs Being a		ing a large industrial site, the introduction of new housing would constitute an efficient form of land use. Site is tirely situated within a coal MSA. The ALC grade of the land is urban.										
4 Climate change		+	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
resilience	Site is w	ithin FZ1.	The site	is not at	risk of s	urface w	ater flooding.						
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e					
resources	000 1 100 000 1 100 100 100 100 100 100							a minor net					
6		+	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h					
Biodiversity & geodiversity	designate	tion. Due to the on-sit	the cur e biodive	rent comersity val	nmercial/ lue assul	industria ming the	Rely to have a discernible impact on a biodival use of the site, development could be an attrees and hedgerows delineating the site's een infrastructure corridor.	opportunity to					
7 Landscape		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b					
& townscape							oviding the development is in-keeping with the trunity to improve the local character.	he existing built					
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3						
heritage		ment at thi			•		I servation Area. Development at site would b ric areas.	be unlikely to have					
9 Air quality		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c					

	Baseline	Effect on	SA Objec	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
	due to a AQMA.	ir pollution	associa risk that	ted with	new hor	nes and	42 dwellings may have a minor adverse imp transport movements. Development would i nents would increase vehicular movements	not impact on an
10		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
Γransport				-	-		ices. Site is 2.2km from the nearest railway ugh there is a lack of designated cycle paths	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types ar minimun	nd tenures n criteria o	of the ho	ousing is HO4 ar	provide nd HO5 (	d in line (10 or mo	wards satisfying Bradford's housing needs, with the Local Plan policies. The developme ore homes, or an area of more than 0.5ha), to reflect local need.	ent would meet the
12		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
Accessible services	nearest		et is adj	acent to		_	of services and amenities in highly accessing users would be within 400m of Woodhall Reference.	
40.0		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	commur	nity interac	tion, with	nout the	developr	ment bei	hin an existing community, encouraging par ng of a scale that could put pressure on loca and place.	
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
eisure		ous cultura				-	of culture and leisure opportunities. Within ltiple places of worship, a cinema, Bradford	
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	locations	s where cu	rrently th	nere are	none, bu	ut it could	duce new potential victims or targets of crimid potentially enhance community cohesion a combat the local risk of crime.	
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	would ha	ave excelle	ent acces	ss to gre	en spac	es and a	e is 1.6km from Leeds Road Community Hos diverse range of natural and semi-natural harafford Moor Park is 560m from site.	•

CA Objective	Baseline	Effect on S	SA Object	tive							
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education		ithin 800m ry school.	east of	Killingha	ll Primar	y Schoo	and 800m north of Laisterdyke Leadership	Academy,			
40		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment	opportur	-					o a broad range of high quality and diverse or afield towards the regional city in the south				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	increasir business	The construction and occupation of new homes could have a minor beneficial impact on the local economy, increasing the demand for local goods and services and enhancing the pool of potential employees for local usinesses. An improvement in the built environment could lead to an improved attractiveness to the area, which ould encourage further inward investment to help tackle local deprivation.									

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/090 - 55 Joseph Street, Barkerend	0.2	Parking	Brownfield	15 dwellings	Preferred Option: NE14/H

## Summary of assessment for NE/090:

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being situated within the CAZ, whilst also being 240m south of the AQMA. No other significant effects predicted. This site would be a good opportunity to deliver biodiversity net gains and improvements to the local character. The site would provide residents here with excellent access to public transport options, as well as schools and health facilities. Access to key services and amenities, shops, jobs and cultural/recreational spaces is good.

SA Objective	Baseline	Effect on	SA Objec	tive				
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		+/-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3b, 3c
3 Land & Buildings	MSA wit	h which it	coincide prove th	s. It is ui ne resoui	nknown i rce-effici	f the exi	nt use of land, depending on the potential im sting buildings on-site could be re-used but t any development. Site is entirely situated wit	he re-use of
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience	Site is in	Flood Zo	ne 1 and	not at ri	isk of sui	face wa	ter flooding.	1
		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e
5 Water resources							within, adjacent to or within 100m of the site.	
6 Biodiversity		+	Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h
& geodiversity		lld have no the biodiv				nsitive b	iodiversity designation and would provide an	opportunity to
7 Landscape		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b
& townscape	Site would not affect an AONB or National Park. Providing the development is in-keeping with the existing but							
8 Cultural		0	Р	LT	IR	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
heritage	Develop	ment at th	is site w	ould be i	l unlikely t	o have a	l a discernible effect on any heritage asset or h	l nistoric area.
9 Air quality			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c

SA Objective	Baseline	Effect on	SA Objec	tive				
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
	improve new hon	ment targe nes. Site is	ets increas s 240m s	asingly d	lifficult, d the AQM	lue to the IA and a	elopment at this location could make achievelopment at this location could make achievelopment at the A647 that runs through the Acovements at the AQMA more difficult.	and occupation of
10		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
Fransport	Railway		he site is	s very ac	-	-	nt services and is 600m north-east of Bradf estrians and cyclists although there is a lack	-
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an	nd tenures n criteria c	of the ho	ousing is s HO4 a	provide nd HO5 (	d in line (10 or m	owards satisfying Bradford's housing needs, with the Local Plan policies. The developmore homes, or an area of more than 0.5ha), is to reflect local need.	ent would meet the
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services						_	e of services and amenities in highly access entre of Bradford.	ible locations
		+/-	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	interaction could alto which we	on, withou ter the loca	t the deval sense ely to im	elopmer of comm pact on	nt being on the nunity an	of a scal d place.	community, encouraging participation and c e that may put pressure on local services a Site is adjacent to A6181 and less than 100 of new residents here as a result of exposu	nd facilities or Om from A6177
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
eisure						-	e of culture and leisure opportunities in high n the centre of Bradford.	ly accessible
		. /	Р	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	1
		+/-						15a
15 Safe & secure	location new dev	struction a where the	and occu ere are co	urrently rotentially	none, and enhance	d so an i e commu	uld introduce new potential targets and viction increase in crime at the site cannot be ruled unity cohesion and wellbeing, or increase na	ms of crime at a out. However,

	Baseline	Effect on	SA Objec	tive								
SA Objective	trend Site is wi	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
	hospital, of semi-	Site is within 800m of the nearest GP surgery, Hillside Bridge Health Care Centre. Site is within 1km of a general hospital, Leeds Road Community Hospital. Site would provide new residents with good access to a diverse range of semi-natural habitats with opportunities for outdoor exercise and community engagement opportunities, which could improve both physical and mental health for the residents of these developments.										
17 Education	++ P LT IR L SP6, SP14, SP16, EC3, DS5, CO2 17a – 17c  Site is within 800m of Barkerend Primary Leadership Academy to the north of the site and Saint Mary's Roman Catholic Primary School to the west. The nearest state secondary school, Carlton Boiling College, is within 1km of the site.											
18 Employment	opportur	•	e nearby				SP6, SP14, SP16, EC1, EC2, EC3, EC4 o a broad range of high quality and diverse e r afield towards the regional city in the south					
19 Economy	increasir business	ng the den ses. An im	nand for proveme	local goo	ods and : built en	services vironmer	SP6, SP14, SP16, EC1, EC2, EC3, EC4  Id have a minor beneficial impact on the loca and enhancing the pool of potential employent could lead to an improved attractiveness to ackle local deprivation.	es for local				

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/102 - Croft Street, Idle	0.27	PDL, Industrial Monitoring Systems Ltd. Warehouses.	90% Brownfield	13 dwellings	Discounted

## Summary of assessment for NE/102:

No significant adverse effects predicted for the site. The only minor adverse effects predicted relate to air quality and water resources SA Objectives, as predicted for nearly all other sites. This site would be a good opportunity to deliver biodiversity net gains as well as improvements to the local character and setting. The site is well located to provide residents here with good access to key services and amenities, shops, jobs, and cultural spaces, with particularly good access to schools and health facilities.

SA Objective	Baseline	Effect on S	SA Object	tive				
on objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3b, 3c
Buildings		ithin a coa ld land ma					I th urban grade ALC soils. There will be a sr	nall loss of
4 Climate change		+	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience	Site is w	ithin FZ1a	nd is not	at risk c	of surface	water f	looding.	1
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							I vithin 100m of site. Development would resu ation to existing levels.	It in a minor net
6 Biodiversity		+	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h
& geodiversity					-	•	ns affected by development on the site. As the an opportunity to improve the biodiversity	•
7		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b
Landscape & townscape	local res	idents due	to the lo	oss of bro	ownfield	land. Pr	onal Park. There may be an increase of visuoviding the development is in-keeping with toortunity to improve the local character.	•
8 Cultural		+	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
heritage		-					I ilding (The Brewery Tap). The setting of this amenity of the site is improved through new	-

	Baseline	Effect on S	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	homes w		xpected	to result	in a min	or increa	n an AQMA or CAZ. The construction and case in air pollution in relation to existing leve	•
10		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
Transport	Apperley		ailway S	tation. Tl	•	•	nt services. The nearest railway station is 1 access for pedestrians, but somewhat limite	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimum	nd tenures n criteria o	of the ho f policies	ousing is HO4 ar	provided nd HO5 (	d in line v 10 or mo	wards satisfying Bradford's housing needs, with the Local Plan policies. The developme ore homes, or an area of more than 0.5ha), to reflect local need.	ent would meet the
12 Accessible services		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
Services	The site	has good	access t	o the rar	nge of se	ervices in	the centre of Idle, 500m west of the site.	
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	high dep	rivation, e	ncourag	ing partic	cipation a	and com	with high quality housing within an existing munity interaction, without the development or could alter the local sense of community	being of a scale
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure		•					nities in the local area, including a recreation 00m west of the site.	n ground, public
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	locations	s where cu	rrently th	nere are	none, bu	ut it could	luce new potential victims or targets of crim d potentially enhance community cohesion a combat the local risk of crime.	
16 Health		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b

	Baseline	Effect on	SA Object	ive							
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
	The site opportur and men	The site has good access to a GP surgery, the nearest being Idle Medical Centre 495m north west of the site.  The site would provide residents with excellent access to a diverse range of semi-natural habitats with apportunities for outdoor exercise and community engagement opportunities, which could improve both physical and mental health for the residents of these developments. The site is within the target distance of a hospital, with Eccleshill Community Hospital 1.6km south east.									
17 Education	Site is 22	++ 20m east o	P of Thorpe	LT e Primary	IR y School	L and 1kn	SP6, SP14, SP16, EC3, DS5, CO2 n south of Immanuel College.	17a, 17b			
18 Employment	opportur west fror	nities nearl	oy, with t It is unc	hree Em ertain the	ploymen	t Zones	SP6, SP14, SP16, EC1, EC2, EC3, EC4  a a broad range of high quality and diverse e within 5km of the site and Bradford city cent residential development would reduce empl	re 4.7km south			
19 Economy	increasir business	ng the dem ses. An im	nand for l proveme	local goo	ods and s built env	services vironmer	SP6, SP14, SP16, EC1, EC2, EC3, EC4  d have a minor beneficial impact on the loca and enhancing the pool of potential employed to could lead to an improved attractiveness to ackle local deprivation.	ees for local			

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/109 - Hinchliffe Street	0.17	Open area grassland	Greenfield	13 dwellings	NE15/H

## Summary of assessment for NE/109:

Significant adverse effect predicted for NE/109 as a result of it being situated within the CAZ. Minor adverse effects have been predicted for most natural environment themed SA Objectives, primarily as a result of the impacts associated with new development on greenfield. The site is well located to provide residents with good access to key services and amenities, buses, jobs, and cultural spaces with particularly good access to schools and health facilities.

	Baseline	Effect on S	SA Object	ive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3e
Buildings		ithin a coa ed to be a			•		soils. Site is a small greenfield site and the	nerefore would be
4 Climate		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience		FZ1 and i able surfa					ling. However, development could lead to	an increase in
		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e
5 Water resources							aterbodies within 100m of the site. Howe water consumption at this location in rela	,
6		-	Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h
Biodiversity	There w	ould be no	sensitiv	e biodive	rsity des	ignation	s directly impacted by development on the	e site. However,
<b>&amp;</b>							close proximity to the site that may be in	
geodiversity		•	•				Residential development here would likely nectivity due to the loss of greenfield land	
7		-	Р	LT	IR	М	SC1, SC6, EN3, EN4, EN5, DS2, DS3	7a, 7b
Landscape & Development would not impact on an AONB or National Park. The loss of some greenfield and o adversely alter the local character. Given the residential development would be bounded by exist its north and east perimeters the alteration to character would be minor.								
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None
heritage	Develop	ment at the	e site wo	uld be u	nlikely to	have a	I discernible impact on any heritage asset of	or historic area.

0.4.01.1.11	Baseline	Effect on	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
			Р	LT	IR	M	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e
9 Air quality	would be associat	e expected ed with ho	l to resul mes and	t in a min I transpor	or increa rt movem	ase in air nents. Th	an AQMA. The construction and occupati pollution in relation to existing levels due to e site is also situated within a CAZ, reduct quality targets, which could lead to a signi	o pollution ion of air quality ir
		+	Р	LT	IR	М	SC2, HO9, TR1, TR3, DS4	10a – 10e
10 Fransport	Intercha		ay Statio	n. The si		-	vices. The nearest railway station is 1.4kn ss for pedestrians, but somewhat limited for	
		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an	nd tenures n criteria o	of the ho f policies	ousing is HO4 an	provided d HO5 (1	in line w	rards satisfying Bradford's housing needs, rith the Local Plan policies. The development homes, or an area of more than 0.5ha), to reflect local need.	ent would meet th
12 Accessible		+	Р	LT	IR	M	SC1, SC2, SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2, EC5, HO3, HO12	12a
services	The site	has good	access t	o the ran	ge of sei	rvices ald	ong Barkerend Road being 400m south.	
		++	Р	LT	IR	М	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	commur	nity interactoric	tion, with Iter the l	out the docal sens	levelopm	ent bein	within an existing community, encouraging g of a scale that could put pressure on locand place. This site would provide high-qua	
		of nigh de	privation	(IIVID).			and place. This site would provide high-qua	al services and
14 Culture &		or nigh de	P	LT	IR	M	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	al services and
14 Culture & eisure		+	P ess to cu	LT Iture and			SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2,	al services and ality homes within
eisure		+ good acce	P ess to cu	LT Iture and			SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	al services and ality homes within
	Moor Go New res	+ good acce of Club an +/- idential de where cur	P ess to cu d local p P velopme	LT lture and arks.	IR site wou	M Id introducould po	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4 ities in the local area, including the local ch	al services and ality homes within 14a hurch, Bradford 15a e at a vacant

	Baseline	Effect on S	SA Object	ive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
	would proutdoor	ovide residexercise a	dents wit nd comn these de	h excelle nunity en evelopme	nt acces gagemer	s to a div	st being Holmewood Health Centre 100m of the verse range of semi-natural habitats with of the verse, which could improve both physical within the target distance of a hospital, with	oportunities for and mental health
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
Education	Site is 4	00m north	west of I	Byron Pri	mary Sc	hool and	400m east of Carlton Bolling College.	
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
Employment		=					a broad range of high quality and diverse thin 5km of the site around Bradford.	employment
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local econo increasing the demand for local goods and services and enhancing the pool of potential employees for local usinesses. An improvement in the built environment could lead to an improved attractiveness to the are could encourage further inward investment to help tackle local deprivation.							

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/111 - Folkestone Street	0.06	PDL with existing buildings	Brownfield	8 dwellings	Discounted

### Summary of assessment for NE/111:

The site could deliver major positive effects for residents on both the health and education SA Objectives as a result of being within the target distances for all necessary health facilities and centres for primary and secondary education.

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being situated entirely within the CAZ. This could potentially make achieving air quality improvement targets within the CAZ more difficult.

Minor positive effects were predicted for all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and employment areas.

As a PDL site containing buildings which appear to have fallen into a state of disrepair, there are opportunities here for achieving biodiversity net gains and enhancing the local townscape character.

The only additional adverse effect predicted is minor and is related to an increase in water consumption, which has been predicted at nearly all sites.

04.01: 1:	Baseline	Effect on	SA Object	ive							
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
3 Land &		+/-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f			
Buildings		DL. ALC Cource, sub					ncides with a coal MSA. Site would be an o	efficient use of the			
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
resilience	Site is in FZ1 and is not at risk of surface water flooding.										
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e			
resources							100m of a surface waterbody. Developmer consumption.	nt at the site			
6		+	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f			
Biodiversity & geodiversity	conditior designat	n. New dev	velopmer ould be a	nt here w good op	ould be u	ınlikely t	e likely that it is of limited biodiversity value or esult in any discernible effects on a biod er biodiversity net gains at the site such as	iversity			
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a			

	Baseline	Effect on	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
7 _andscape & ownscape	of disrepthis loca	pair. It is co tion has a s of high v by various	onsidered more po isual am	d to be lik sitive infl enity valu	cely that ruence or ue or by e	new deve the loca ensuring	ppear to be potentially derelict and to have elopment at the site would be an opportural al townscape character, such as by incorp that the new development is of a high quay what dependent on the design and imple	ity to ensure that corating GI ality design (as
3 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None
neritage	Develop	ment at th	e site wo	ould be u	nlikely to	have a	I discernible effect on any heritage asset or	historic area.
			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
Air quality		ment targe					opment at this location could make achieve pollution associated with the construction	
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	at Bradfo		ange Ra	ailway Sta	ation. Site	-	it services. The nearest railway station is od access for pedestrians, but somewhat	
11 Housing		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
3			-				s satisfying Bradford's housing needs, dep vith the Local Plan policies.	pending on the
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services		ts would b			a broad r	ange of	services and amenities, including those o	n Lapage Street,
		++	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	without t	disrupting	cohesive pment be	eness of e	existing c scale tha	ommuni	n an existing community in an area of high ty, encouraging participation and commur ut pressure on local services and facilities	nity interaction,
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
eisure	pubs, re						I a diverse range of culture and leisure oppoutdoor leisure spaces, particularly along	
		+	Р	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a

	Baseline	Effect on	SA Object	ive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
15 Safe & secure	developr	ment, and	potential	ly improv	e pride i	n the loca	erred, vacant PDL site with high-quality and all area. If the site were to not be allocated as local crime rates.	
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	east of a Residen providing	general h	ospital, S ave exce exercise	St Luke's ellent acc	Hospital	een spac	cal centre, Barkerend Health Centre. The si ce, including Bradford Moor Golf Club and improve both physical and mental health f	Seymour Park,
17 Education			-			-	SP6, SP14, SP16, EC3, DS5, CO2 ool, is 250m south-west of the site. The near	17a, 17b arest secondary
	school, l	_aisterdyke	e Leader	ship Aca	demy is 8	875m ea	st of the site.	
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
Employment							s to a broad range of high quality and diver Bowling Employment Zone which is 450m s	• •
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	as by ind	creasing the	ie demar An improv	nd for loc vement i	al goods n the buil	and servitent	I have a minor beneficial impact on the loca vices and enhancing the pool of potential en ment could lead to an improved attractiven nelp tackle local deprivation	mployees for

;	Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
	NE/112 - Kyme Mills - Napier Terrace - Moorside Lane	0.46	PDL, including car parking and existing buildings	Brownfield	16 dwellings	Preferred Option: NE16/H

#### Summary of assessment for NE/112:

The site could deliver major positive effects for residents on both the health and education SA Objectives as a result of being within the target distances for all necessary health facilities and centres for primary and secondary education.

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being adjacent to the CAZ. This could potentially make achieving air quality improvement targets within the CAZ more difficult.

Minor positive effects were predicted for most socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and employment areas.

The site is PDL containing buildings, so new development here would provide an opportunity to deliver biodiversity net gains, as well as to enhance the local townscape character. However, it is possible the large building within the site could be of local historic significance, despite not being a Listed Building.

CA Objective	Baseline	Effect on	SA Object	tive									
SA Objective	trend	Score of effect  Score of effect  Score of effect  Score of effect  Onugination  Output  Definition  Mitigating or enhancing Local Plan policies					Mitigation code(s)						
3 Land &		+/-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f					
Buildings	Site is PDL. ALC Grade at the site is 'Urban'. Site coincides with a coal MSA. Site would be an efficient use of the land resource, subject to the potential effects on the MSA.												
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
resilience	Site is in FZ1 and has a limited extent of land at a low risk of surface water flooding.												
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e					
resources		Site does not coincide with a GSPZ and is not within 100m of a surface waterbody. Development at the site would be likely to result in a minor increase in water consumption.											
6		+	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f					
Biodiversity & geodiversity	condition designat	Site is PDL containing buildings. It is considered to be likely that it is of limited biodiversity value in its current condition. New development here would be unlikely to result in any discernible effects on a biodiversity designation and would be a good opportunity to deliver biodiversity net gains at the site such as through the introduction of GI elements.											
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a					
7 Landscape & townscape	limited s develope local tow the new	cope for no ment at the Inscape ch developme	ew deve e site wo naracter, ent is of	lopment uld be a such as a high q	to adver n opporto by incor uality des	sely alte unity to e porating sign (as	appear to be in commercial use. There ma r the local character. It is considered to be ensure that this location has a more positiv GI elements of high visual amenity value of required by various Local Plan policies). The elopment.	likely that new e influence on the or by ensuring that					

	Baseline	Effect on	SA Objec	tive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
		-	Р	LT	R	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b				
8 Cultural heritage	BD3', ar form and assets. I here cou	nd '2-34, M d so there However, q ald feasibly e building	lortimer lis limited given the alter the	Row BD3 I scope f e topogra e setting	3', each for develoaphy and of the 'S	being wit opment a I the spre Sunday S	Inity to the site, including 'Sunday School', 'thin 100m of the site. The site is PDL and sat the site to alter the setting of these sensions and of the built form, it is considered that ne school' Grade II Listed Building 100m north local historic significance, despite not being	urrounding by buil tive heritage w development of the site.				
			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
9 Air quality		ment targe					oment at this location could make achieving pollution associated with the construction					
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
10 Transport	Site is within 250m of multiple bus stops with frequent services. The nearest railway station is 2.11km west at Bradford Interchange Railway Station. Site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.											
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
11 Housing	types an	d tenures n criteria o	of the ho	ousing is s HO4 ar	provide nd HO5 (	d in line v (10 or mo	wards satisfying Bradford's housing needs, with the Local Plan policies. The developm ore homes, or an area of more than 0.5ha), to reflect local need.	ent would meet the				
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a				
services	Residen the A617		e within	600m of	a broad	range of	f services and amenities, including those or	Leeds Road and				
		+/-	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
13 Social cohesion	Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place. However, site is within 40m of the A6177 and within 60m of the A647, which would be likely to impact on the quality of life of new residents as a result of exposure to air pollution and noise and visual disturbances.											
		-	-	,								

	Baseline	Effect on S	SA Object	tive							
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
14 Culture & leisure	Residents at the site would have excellent access to a diverse range of culture and leisure opportunities including pubs, restaurants, places of worship and indoor and outdoor leisure spaces, particularly along Leeds Road and the A6177.										
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	location out. How	where the ever, new	re are cu develop	irrently noment co	o reside uld pote	ntial rece ntially en	old introduce new potential targets and victing eptors, and so an increase in crime at the site shance community cohesion and wellbeing, the local risk of crime.	e cannot be ruled			
	++ P LT IR H SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5										
16 Health	east of a	general h ts would h opportuni	ospital, s	St Luke's d access ch could	Hospita to greer improve	al. n space,	ical centre, Barkerend Health Centre. The s including Bradford Moor Golf Club, providin ysical and mental health for the residents of	g outdoor the			
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education	The nearest primary school, Thornbury Primary School, is 655m east of the site. The nearest secondary school, Laisterdyke Leadership Academy is 350m north-east of the site.										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment		-					ss to a broad range of high quality and dive Bowling Employment Zone which is 265m s				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	as by inc	creasing th sinesses. <i>F</i>	ie demar An impro	nd for loo vement i	al goods in the bu	s and se ilt enviro	I did have a minor beneficial impact on the local rvices and enhancing the pool of potential element could lead to an improved attractiver help tackle local deprivation	mployees for			

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/113 - Steadman Street, Barkerend	0.47	PDL, car park	95% Brownfield	28 dwellings	Preferred Option: NE17/H

# Summary of assessment for NE/113:

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being within the CAZ. No other significant adverse effects predicted. The site would be a good opportunity to deliver biodiversity net gains and improvements to the local character and setting. The site is well located to provide residents with good access to key services and amenities, shops, jobs, health facilities and cultural spaces, with particularly good access to schools.

0.4.01	Baseline	Effect on	SA Objec	tive										
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)						
		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3b, 3c						
3 Land & Buildings	Site is brownfield and would constitute an efficient use of land depending on potential impacts on the MSA Being a large industrial site, the introduction of new housing would constitute an efficient form of land use. Site is entirely situated within a coal MSA. The ALC grade of the land is urban.													
4 Climate change		+	Р	LT	IR	Н	SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, EN7	4a – 4e						
resilience	Site is within FZ1. The north west section of the site has a low risk of surface water flooding.													
5 Water		- P LT IR H SP9, EN1, EN2, EN7, EN9 5a – 5e												
resources	Site is no increase	n a minor net												
6		+	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h						
Biodiversity & geodiversity	Site is adjacent to a deciduous woodland priority habitat, which may be indirectly negatively affected by noise or air pollution from development, however as the current us is as a car park this would still be an opportunity to enhance the biodiversity on site.													
7 Landscape		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b						
& townscape							oviding the development is in-keeping with rtunity to improve the local character.	the existing built						
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3							
heritage		ment at thi			•		servation Area. Development at site would ric areas.	I be unlikely to have						
9 Air quality			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c						

	Baseline	Effect on	SA Object	tive										
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)						
	targets in	-	y difficult	t, due to	the pollu	ution ass	elopment could make achieving air quality i ociated with the construction and occupatio	•						
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d						
10 Transport	Site is within 200m of a bus stops with frequent services. Bradford Interchange Railway Station, which has frequent services, is 1.2km west. The site is very accessible for pedestrians and cyclists although there is a lack of designated cycle paths in the local area.													
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a						
11 Housing	on the ty meet the	pes and te minimum	enures o criteria	f the hou of policie	using is p es HO4 a	orovided and HO5	tion towards satisfying Bradford's housing r in line with the Local Plan policies. The dev (10 or more homes, or an area of more tha houses to reflect local need.	elopment would						
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a						
services	Site would have excellent access to a diverse range of services and amenities in highly accessible locations, being within a 200m walk of services and amenities along Leeds Road.													
		+/-	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a						
13 Social cohesion	participa local ser would be	tion and c	ommunit facilities mpact oi	ty interact or could n the qua	ction, wit l alter the	hout the	hin an existing community of high deprivation development being of a scale that could purense of community and place. Site is adjaced residents here as a result of exposure to a	t pressure on ent to A647, which						
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a						
eisure		rs resident rray of cult	•				d leisure areas, being within a 10 minute or eds Road.	500m walk of a						
45 Coto 0		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a						
15 Safe & secure	locations	s where cu	rrently th	nere are	none, bu	ut it could	duce new potential victims or targets of crimed potentially enhance community cohesion at the local risk of crime.							
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b						
16 Health	Road Co	mmunity I	Hospital.	Resider	nts would	d have e	r, putting it of the desired range. Site is within excellent access to outdoor space, which car Bradford Moor Gold Club and Seymour Pare	n have positive						

01.01: "	Baseline	Effect on S	SA Object	tive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
Education	Site is within 800m of Feversham Primary Academy and within 1.2km of Carlton Boiling College.											
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
18 Employment	opportur	Site would provide residents with excellent access to a broad range of high quality and diverse employment opportunities nearby, with the centre of Bradford 1.5km to the west of the site and ten other employment sites within 5km.										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	increasir business	ng the dem ses. An im	nand for proveme	local goo	ods and s built env	services ⁄ironmer	Id have a minor beneficial impact on the local and enhancing the pool of potential employ at could lead to an improved attractiveness tackle local deprivation.	ees for local				

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/123 - Rimswell Holt, Ravenscliffe	0.19	PDL, vegetation and hard standing	60% Greenfield	8 dwellings	Preferred Option: NE18/H

# Summary of assessment for NE/123:

No significant adverse effects predicted. Minor adverse effects predicted for most natural environment themed SA Objectives, primarily as a result of impacts associated with development on greenfield. The site is well located to provide residents with good access to key services and amenities, shops, jobs, buses, schools, and cultural spaces, with particularly good access to health facilities.

	Baseline	Effect on S	SA Object	tive									
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
3 Land &		-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3b, 3c					
Buildings	Site is within a coal MSA. Site is a small PDL site with urban grade ALC soils. There will be a small loss of greenfield land making this a slightly inefficient use of land.												
4 Climate change		+	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
resilience		ithin FZ1 a able surfa					flooding. However, development could lead	to an increase in					
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e					
resources		Site is not in a GSPZ. No surface waterbodies within 100m of site. Development would result in a minor net increase in water consumption at this location in relation to existing levels.											
6		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h					
Biodiversity & geodiversity	The site is within a green infrastructure corridor and within 100m of multiple deciduous woodland priority habitats, so development may negatively affect the ecological connectivity and biodiversity value of the wider area. Due to a loss of greenfield land residential development here could reduce the site's biodiversity value and local habitat connectivity.												
7		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b					
Landscape & townscape	local res	idents due	to the lo	oss of gre	eenfield l	and; but	onal Park. There may be a reduction of visual park. There may be a reduction of visual given the residential development would be unkempt, the alteration to character would be	surrounded by					
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3						
heritage		ment at thi			-		servation Area. Development at site would bic areas.	e unlikely to have					

	Baseline	Effect on S	SA Object	tive										
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)						
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c						
9 Air quality	Development would not have a discernible impact on an AQMA or CAZ. The construction and occupation of new homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements.													
10		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d						
Transport	Shipley		ation. Th	-	-	-	nt services. The nearest railway station is 1. or pedestrians, but somewhat limited for cyc							
11 Housing		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a						
TTTTOUSING		•	-		-		I tion towards satisfying Bradford's housing n in line with the Local Plan policies.	eeds, depending						
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a						
services	The site	has good	access t	o the rar	nge of se	rvices a	long Harrogate Road 600m north west of the	e site.						
		++	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a						
13 Social cohesion	without o	disrupting o	cohesive oment be	eness of eing of a	existing scale th	commun	in an existing community in an area of high ity, encouraging participation and communit out pressure on local services and facilities of	y interaction,						
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a						
leisure		good acce and cafes					nities in the local area, including a communite site.	y garden, public						
15 Safe &	Nawasa	+/-	Р	LT	IR site was	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a						
secure	locations	s where cu	rrently th	nere are	none, bu	at it could	luce new potential victims or targets of crime d potentially enhance community cohesion a ombat the local risk of crime.							
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b						
16 Health	would proutdoor	rovide residexercise a	dents wit nd comr these d	th excelle nunity er evelopm	ent acce	ss to a d ent oppor	est being Ashcroft Surgery 263m west of the iverse range of semi-natural habitats with optunities, which could improve both physical within the target distance of a hospital, with	oportunities for and mental health						

SA Objective	Baseline	Effect on S	SA Object	tive									
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b					
Education		s 320m east of Holybrook Primary School and 2.3km south east of Immanuel College. Before development commence it must be confirmed that these schools have capacity for new students											
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b					
Employment	Site would provide residents with excellent access to a broad range of high quality and diverse employment opportunities nearby, with three Employment Zones within 5km of the site and Bradford city centre 4.5km south west from the site.												
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b					
19 Economy	increasir business	ng the dem ses. An imp	nand for proveme	local goo	ods and s built env	services ⁄ironmer	d have a minor beneficial impact on the loca and enhancing the pool of potential employent to could lead to an improved attractiveness to ackle local deprivation.	ees for local					

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/124 - Gladstone Street, Bradford Moor	0.33	Field surrounded by built form	Greenfield	25 dwellings	Discounted

### Summary of assessment for NE/124:

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being within the CAZ. No other significant adverse effects predicted. Minor adverse effects have been predicted for most natural environment themed SA Objectives, primarily as a result of effects associated with development on greenfield. The site is well located to provide residents here with good access to key services and amenities, shops, jobs, cultural spaces, buses, and schools, with particularly good access to health facilities.

SA Objective	Baseline	Effect on	SA Objec	tive				
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3b, 3c
Buildings				•			oment would not constitute an entirely effic grade of the land is urban.	ient use of land.
4 Climate		+	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience		ithin FZ1 a eable surfa					oding. However, development could lead t	o an increase in
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							n 100m of site. Development would result in ation to existing levels.	n a minor net
6 Biodiversity		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h
& geodiversity							ensitive biodiversity designation. However, duction in biodiversity value and habitat co	•
7 Landscape		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b
& cownscape		lld not affe on the loca			lational F	Park. The	e loss of greenspace at NE/124 may cause	a minor negative
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None
neritage		ment at th			-		ric areas. Development at site would ric areas.	be unlikely to have
9 Air quality			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c

SA Objective	Baseline	Effect on	SA Objec	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		-					relopment could make achieving air quality ociated with the construction and occupation	•
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	frequent		is 1.5km	west. Tl	he site is		rices. Bradford Interchange Railway Station cessible for pedestrians and cyclists althou	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
1 Housing	on the ty meet the	pes and te minimum	enures o criteria	f the hou of policie	ising is p s HO4 a	orovided and HO5	Ition towards satisfying Bradford's housing in line with the Local Plan policies. The dev (10 or more homes, or an area of more that houses to reflect local need.	elopment would
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
services						_	of services and amenities in highly access along Leeds Road.	ible locations,
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	participa local ser	tion and covices and ould potent	ommuni facilities	ty interact or could	ction, wit alter the	hout the	hin an existing community of high deprivati development being of a scale that could pu ense of community and place. Site is 35m r light pollution that adversely affects the qu	nt pressure on orth of the A647,
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
eisure		rs resident and leisure	_				d leisure areas, being within a 500m walk o	f a varied array of
I5 Safe &		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
secure	locations	s where cu	ırrently tl	here are	none, bu	ut it could	duce new potential victims or targets of crimed potentially enhance community cohesion combat the local risk of crime.	
						Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9,	1
		++	Р	LT	IR	''	CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	Commu	00m south	of Bark al. Resid	erend He	ealth Ceruld have	ntre, putt	CO1, CO2, CO3, DS1, DS5  ring it of the desired range. Site is within 75  rint access to outdoor space, which can have  rid Moor Gold Club and Seymour Park.	Om of Leeds Road

04.01: 1:	Baseline	Effect on S	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
17 Education	Site is w	ithin 800m	of Feve	rsham P	rimary A	cademy	. Site is over1.2km from Carlton Boiling Coll	ege.
18 Employment		ities nearl					SP6, SP14, SP16, EC1, EC2, EC3, EC4  o a broad range of high quality and diverse 6 km to the west of the site and ten other emp	
19 Economy		ng the dem					SP6, SP14, SP16, EC1, EC2, EC3, EC4  Id have a minor beneficial impact on the loca and enhancing the pool of potential employe	• •

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/125 – Idle Road	0.25	Vegetation	90% Greenfield	9 dwellings	Discounted

#### Summary of assessment for NE/125:

Significant adverse effect predicted for the air quality SA Objective as a result of the site being within the CAZ. No other significant adverse effects predicted for the site. Minor adverse effects have been predicted for most natural environment themed SA Objectives, primarily as a result of effects associated with development on greenfield. The site is well located to provide residents here with good access to key services and amenities, shops, jobs, buses, and cultural spaces, with particularly good access to schools and health facilities.

	Baseline trond							
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land & Buildings		ithin a coa ed a slight			-		H05, H06, H07, TR2 soils. Site is a small greenfield site and the ce.	3a – 3d refore would be
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience		FZ1 and i eable surfa					ing. However, development could lead to a	in increase in
		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e
5 Water resources							aterbodies within 100m of the site. Howeve water consumption at this location in relation	•
6		-	Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h
Biodiversity & geodiversity	there are	e multiple i elopment e	mproved	l grasslar a reductio	nd habita on in air	its within quality. F	s directly impacted by development on the close proximity to the site that may be indicated as development here would likely rectivity due to the loss of greenfield land.	rectly affected by
7		-	Р	LT	IR	М	SC1, SC6, EN3, EN4, EN5, DS2, DS3	7a, 7b
Landscape & townscape	adversel	y alter the	local cha	aracter. C	Siven the	residen	nal Park. The loss of some greenfield and o tial development would be surrounded by e o character would be minor.	•
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None
heritage	Develop	ment at the	e site wo	uld be ur	nlikely to	have a c	discernible impact on any heritage asset or	historic area.
9 Air quality			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e

SA Objective	Baseline	Effect on	SA Object	ive				
on objective	effe	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
	would be associat	e expected ed with ho	l to resul mes and	t in a mir transpo	or increa rt movem	ase in air nents. Th	an AQMA. The construction and occupating pollution in relation to existing levels due e site is also situated within a CAZ, reductionally targets.	to pollution
		+	Р	LT	IR	М	SC2, HO9, TR1, TR3, DS4	10a – 10e
10 Transport	Bradford		quare Ra	ailway St	ation. Th	e site ha	vices. The nearest railway station is 1.8kr s good access for pedestrians, but somew	
11 Housing		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
			-				s satisfying Bradford's housing needs, dep ith the Local Plan policies.	ending on the
12 Accessible		+	Р	LT	IR	М	SC1, SC2, SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2, EC5, HO3, HO12	12a
services	The site	has good	access t	o the ran	ge of se	rvices ald	ong Otley Road adjacent to the site.	<b>-</b>
		+	Р	LT	IR	М	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	commur facilities	nity interac	tion, with Iter the l	out the cocal sens	levelopm	ent bein	within an existing community, encouraging g of a scale that could put pressure on loc and place. This site would provide high-qu	al services and
	an area	of high de <sub>l</sub>	privation	(IIVID).				anty nomes warm
	an area		privation P	LT	IR	M	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
	Site has	of high de	P ess to cu	LT Iture and	leisure o			14a
leisure	Site has	of high de	P ess to cu	LT Iture and	leisure o		DS3, DS4	14a
14 Culture & leisure  15 Safe & secure	Site has Bradford  New res location	of high de	P ess to cu f Club ar P velopme rently the	LT  Iture and local p  LT  Int at the ere are ne	leisure dearks.	M Id introductional po	DS3, DS4 ities in the local area, including the local p	14a laces of worship, 15a le at a vacant
eisure 15 Safe &	Site has Bradford  New res location	of high de	P ess to cu f Club ar P velopme rently the	LT  Iture and local p  LT  Int at the ere are ne	leisure dearks.	M Id introductional po	DS3, DS4  ities in the local area, including the local p  SP1, SP3, SP4, SP16, HO9, DS5, CO2  uce new potential victims or targets of crim tentially enhance community cohesion and	14a laces of worship, 15a le at a vacant
eisure 15 Safe &	Site has Bradford  New res location increase  The site The site opporture and merital site and merital site and merital site and merital site site site and merital site site site site site site site site	good acced Moor Gol  +/- idential de where cure natural su  ++ has good would pro- nities for out	P  Pess to cu f Club ar  P  velopme rently the urveillance  P  access t  vide resi utdoor ex for the re	LT  Iture and local purchase are are not as the local series are and series are are are series are	IR site would he could he worder, the excellend common of these	M Id introducould ponelp to co	DS3, DS4  Ities in the local area, including the local p  SP1, SP3, SP4, SP16, H09, DS5, C02  Luce new potential victims or targets of crimitentially enhance community cohesion and mbat the local risk of crime.  SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9,	14a  laces of worship,  15a  lee at a vacant divelibeing, or  16a, 16b  Dom south west ats with ove both physical

0.4.01: 1:	Baseline	Effect on S	SA Object	ive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
17 Education	Site is 30	00m east o	of Peel Pa	ark Prima	ary Scho	ol and 80	00m north east of Carlton Bolling College.	
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
Employment		•					a broad range of high quality and diverse of the site around Bradford.	employment
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy		ng the dem					have a minor beneficial impact on the loca and enhancing the pool of potential employe	•

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/128 - Kenstone Crescent - Idle	1.63	Field with trees	Greenfield	56 dwellings (at 35dph)	Discounted

# Summary of assessment for NE/128:

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land. Minor positive effects were predicted for most socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, education facilities and employment areas. Minor adverse effects have been predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site containing trees.

SA Objective	Baseline	Effect on	SA Object	ive				
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings	Site is gr	reenfield. A	ALC Grad	de at the	site is G	rade 4. S	I Site coincides with sandstone and coal MS	As.
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, EN7	4a – 4e
resilience		FZ1 and i					ing. However, development could lead to a	in increase in
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							1 100m of a surface waterbody. Developme consumption.	nt at the site
		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
6	Site is gr			•			it is likely to be of some biodiversity value versity value at the site and reduce local e	
Biodiversity & geodiversity	condition connecti	vity. falls withir ely risks sl	n a SSSI	Impact F	Risk Zone	e for the	South Pennine Moors SAC/SPA/SSSI. Fullel and consultation with Natural England u	ther consideration
Biodiversity & geodiversity 7 Landscape &	condition connecti  The site of the lik necessa  Develop National that contadversel	ry. falls withir ely risks slry.  ment at the Parks or Atains GI elely alter the	a SSSI hould be P is location AONBs. I local tov	Impact F undertak LT n would i However of potentia	Risk Zone ken at the IR not result , residen ally high and land	e for the e site lev  M  t in a dis tial deve visual ar scape ch	South Pennine Moors SAC/SPA/SSSI. Further and consultation with Natural England under SP2, EN1, EN3, EN5, EN6, DS2, DS3  Cernible effect on any landscape designation lopment at this site could result in the loss menity, including trees, and it would therefore areacter. The site is adjacent to existing residual consultations and the site is adjacent to existing residual consultations.	ther consideration ndertaken if  7a, 7b  on, including of open greenfieldore be likely to sidential built
Biodiversity &	condition connecti  The site of the lik necessa  Develop National that contadversel form, who	ry. falls withir ely risks slry.  ment at the Parks or Atains GI elely alter the	a SSSI hould be P is location AONBs. I learnents of local toy help to li	Impact Foundertake LT  In would in However, of potential winscape mit the minimum to the minimum	Risk Zone ken at the IR not result , resident ally high and land	e for the e site lev  M  t in a distial deve visual ar scape che for pote	South Pennine Moors SAC/SPA/SSSI. Further and consultation with Natural England under SP2, EN1, EN3, EN5, EN6, DS2, DS3  cernible effect on any landscape designation lopment at this site could result in the loss menity, including trees, and it would therefore.	ther consideration ndertaken if  7a, 7b  on, including of open greenfield one be likely to sidential built

SA Objective	Baseline	Effect on S	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
8 Cultural heritage	Develop	ment at the	e site wo	ould be ur	nlikely to	have a d	discernible effect on any heritage asset or	historic area.
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	homes v		xpected	to result i	in a mino	r increas	an AQMA or CAZ. The construction and one in air pollution in relation to existing levels	-
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport					-		arest railway station is 2.1km west at Shipl mewhat limited for cyclists with a limited a	•
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types ar minimur	nd tenures n criteria o	of the ho	ousing is HO4 an	provided d HO5 (1	in line w	vards satisfying Bradford's housing needs, vith the Local Plan policies. The development of homes, or an area of more than 0.5ha), to reflect local need.	ent would meet the
12	types ar minimur	nd tenures n criteria o	of the ho	ousing is HO4 an	provided d HO5 (1	in line w	vith the Local Plan policies. The developmere homes, or an area of more than 0.5ha),	ent would meet the
12 Accessible	types ar minimur aspects	nd tenures m criteria o such as ho - nediate loc	of the ho f policies ousing m P	busing is HO4 and and af	provided d HO5 (1 ifordable IR residentia	in line w 0 or mode houses to the housest to house the housest to	with the Local Plan policies. The development of the homes, or an area of more than 0.5ha), to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4,	ent would meet the that specify
12 Accessible services	types ar minimur aspects	nd tenures m criteria o such as ho - nediate loc	of the ho f policies ousing m P	busing is HO4 and and af	provided d HO5 (1 ifordable IR residentia	in line w 0 or monotone houses to H  al; resident atisfy the	with the Local Plan policies. The development of the homes, or an area of more than 0.5ha), to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2  ents may need to travel up to 950m north-ents.	ent would meet the that specify
12 Accessible services 13 Social	types ar minimur aspects  The imn of Idle to Site wou interacti	nd tenures m criteria o such as ho  nediate loc access se	of the hor f policies ousing me P P P P P P P P P P P P P P P P P P	busing is HO4 and af LT	provided d HO5 (1 fordable IR residentialities to sale IR thin an ext being of	H  Risting cof a scale	with the Local Plan policies. The development of the homes, or an area of more than 0.5ha), to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2  Ents may need to travel up to 950m norther daily needs.	that specify  12a  13a  pmmunity
12 Accessible services 13 Social cohesion	types ar minimur aspects  The imn of Idle to Site wou interacti	nd tenures in criteria or such as ho  rediate loc access se  tuld situate on, without	of the hor f policies ousing me P P P P P P P P P P P P P P P P P P	busing is HO4 and af LT	provided d HO5 (1 fordable IR residentialities to sale IR thin an ext being of	H  Risting cof a scale	with the Local Plan policies. The development of the homes, or an area of more than 0.5ha), to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2  Lents may need to travel up to 950m northebric daily needs.  SP2, SP6, SP9, DS1, DS5, CO1, CO2, H04  Lommunity, encouraging participation and community, encouraging participation and community.	ent would meet the that specify  12a  east into the centre  13a  mmunity
12 Accessible services 13 Social cohesion	The immof Idle to	nd tenures in criteria or such as ho  nediate loc access se  + uld situate on, without ter the loca  + uts at the si	of the hold for policies outling means and area is ervices and the development of the dev	busing is a HO4 and a HO4	provided d HO5 (1 fordable IR	H  Al; reside atisfy the place.  H  ss to a ra	with the Local Plan policies. The development homes, or an area of more than 0.5ha), to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2  ents may need to travel up to 950m norther daily needs.  SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4  emmunity, encouraging participation and country that may put pressure on local services at SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2,	12a  13a  20mmunity and facilities or
12 Accessible services 13 Social cohesion	The immof Idle to	nd tenures in criteria or such as ho  nediate loc access se  + uld situate on, without ter the loca  + uts at the si	of the hold for policies outling means and area is ervices and the development of the dev	busing is a HO4 and a HO4	provided d HO5 (1 fordable IR	H  Al; reside atisfy the place.  H  ss to a ra	with the Local Plan policies. The development of the homes, or an area of more than 0.5ha), to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2  Lents may need to travel up to 950m norther daily needs.  SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4  Lommunity, encouraging participation and contact that may put pressure on local services at SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  Inge of culture and leisure opportunities income and contact that may put pressure on local services at SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	12a  13a  20mmunity and facilities or
11 Housing  12 Accessible services  13 Social cohesion  14 Culture & leisure  15 Safe & secure	The immof Idle to Site woo interactic could also restaura	red tenures or such as he such as he rediate local access set on, without ter the local action, where the struction a where the	of the hold for policies ousing many particles and particl	busing is a HO4 and a HO4	provided d HO5 (1 fordable IR	H  Al; reside atisfy the state area in the state area in the state area would so an in communication.	with the Local Plan policies. The development of the homes, or an area of more than 0.5ha), to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2  International content of the properties of the content of the conten	12a  12a  12a  13a  mmunity and facilities or  14a  Cluding pubs,  15a  ms of crime at a out. However,

0.000	Baseline	Effect on S	SA Object	ive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
	site is 4.	6km north ts would h	east of a	general	hospital, ess to gre	, Bradfor een spac	dle Medical Centre, putting it outside the ta d Royal Infirmary. ce providing outdoor exercise opportunities ents of the development.	
17 Education		+ rest prima mmanuel					SP6, SP14, SP16, EC3, DS5, CO2 , is 720m south-east of the site. The neare site.	17a, 17b st secondary
18 Employment	opportur	nities in Bra	adford, in	cluding t	he Shiple	ey Emplo	SP6, SP14, SP16, EC1, EC2, EC3, EC4 a broad range of high quality and diverse open to Zone which is 1. 5km north of the sewest of the site.	
19 Economy	as by inc		-				SP6, SP14, SP16, EC1, EC2, EC3, EC4  I have a minor beneficial impact on the locatices and enhancing the pool of potential en	-

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/132 - Wrose Brow Road, Windhill	0.47	Open space including trees	Greenfield	50 dwellings	Now listed as SH/056 (PO Ref: SH22/H)

#### Summary of assessment for NE/132:

The site could deliver a major positive effect for residents on the health SA Objective as a result of being within the target distances for all necessary health facilities.

Minor positive effects were predicted for nearly all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, education facilities and employment areas.

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site containing trees. The site falls within the buffer zone for the Saltaire WHS. The WHS is approximately 1.3km north-west of the site and so the potential for adverse effects as a result of development is limited, but this may require careful consideration as part of any planning application at the site, particularly as the site is open greenfield.

2. 2	Baseline	Effect on	SA Object	tive						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
3 Land &			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e		
Buildings	Site is gr	reenfield. A	ALC Gra	de at the	site is a	mix of C	Grade 4 and 'Urban'. Site coincides with a co	oal MSA.		
4 Climate		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e		
change resilience	is expec	ted that the	ese area	as could	be avoid	ed throu	th land at a low and medium risk of surface of the land at a low and medium risk of surface of the land at a low and medium risk of surface of the land at a low and medium risk of surface of the land at a low and medium risk of surface of the land at a low and medium risk of surface of the land at a low and medium risk of surface of the land at a low and medium risk of surface of the land at a low and medium risk of surface of the land at a low and medium risk of surface of the land at a low and at a low at a	•		
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e		
resources							oximately 60m north-west of a small, unnar minor increase in water consumption.	ned waterbody.		
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f		
6 Biodiversity & geodiversity	its currel ecologic exposed The site of the lik necessa The HRA	Site is greenfield containing various GI elements including trees and it is likely to be of some biodiversity value in its current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity. 70m south of the site is an area of deciduous woodland priority habitat, which could be exposed to increased recreational disturbances as a result of development at the site.  The site falls within a SSSI Impact Risk Zone for the South Pennine Moors SAC/SPA/SSSI. Further consideration of the likely risks should be undertaken at the site level and consultation with Natural England undertaken if necessary.  The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.								

	Baseline	Effect on S	SA Object	tive				
SA Objective tr	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7 Landscape & townscape	National that con- be likely residenti	Parks or A tains GI ele to adverse ial built for	AONBs. ements of ely alter m, which	However of potenti the local n would h	r, resider ially high townsca nelp to lir	ntial devo visual a ape and l nit the m	Scernible effect on any landscape designation scernible effect on any landscape designation of the loss amenity, including trees and woodland, and andscape character. The site is adjacent to agnitude for potential effects, but at this state cannot be ruled out.	of open greenfield it would therefore existing
		-	Р	LT	R	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
8 Cultural heritage	The site and so the	falls withir he potentia	the buf al for adv	fer zone ⁄erse effe	for the S ects as a	Saltaire V result o	discernible effect on a Listed Building or C VHS. The WHS is approximately 1.3km nor f development at the site may be limited, buttion at the site – particularly as the site is o	th-west of the site ut this may require
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	homes v		xpected	to result	in a min	or increa	n an AQMA or CAZ. The construction and one and a see in air pollution in relation to existing levels.	
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Railway hill), and	Station. Si	te appea	ars to be	accessi	ble via w	nt services. The nearest railway station is 8 ralking and cycling, although the local topog cal area, could potentially deter people fron	graphy (site is on a
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimun	d tenures n criteria o	of the ho f policies	ousing is HO4 ar	provided nd HO5 (	d in line of	wards satisfying Bradford's housing needs, with the Local Plan policies. The development ore homes, or an area of more than 0.5ha), to reflect local need.	ent would meet the
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services							ated 350m north along Leeds Road, to acce cm west toward Shipley.	ess a broader
		++	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	without o	disrupting of	cohesive oment be	eness of eing of a	existing scale th	commun	in an existing community in an area of highity, encouraging participation and commun out pressure on local services and facilities	ity interaction,

	Baseline	Effect on S	SA Object	tive					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a	
leisure				•			ange of culture and leisure opportunities inc ong Leeds Road and in the centre of Shiple	• •	
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a	
15 Safe & secure	location new dev	where the	re are cu could po	irrently n tentially	one, and enhance	d so an ir commu	ild introduce new potential targets and victin ncrease in crime at the site cannot be ruled nity cohesion and wellbeing, or increase na	out. However,	
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b	
16 Health	north-ea Residen outdoor	st of a ger ts at the si	eral hos te would being 40	pital, Bra I good ha 0m east	adford Ro ave acce of Windh	oyal Infir ss to a d	ical centre, Windhill Green Medical Centre. mary. liverse range of semi-natural habitats with o eation Ground, which could improve both ph	pportunities for	
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b	
Education		-	-				ary School, is adjacent to the south of the sin-east of the site.	te. The nearest	
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b	
18 Employment	The site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford, including the Shipley Employment Zone which is 375m north of the site and the regional city centre slightly further a field to the south of the site.								
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b	
19 Economy	as by ind						I Id have a minor beneficial impact on the loc rvices and enhancing the pool of potential e	-	

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/133 - Browfoot/Wrose Brow Road	0.32	Vacant open space	Greenfield	11 dwellings (based on 35dph)	Site now listed as SH/057 (PO Ref: SH21/H)

### Summary of assessment for NE/133:

The site could deliver a major positive effect for residents on the health SA Objective as a result of being within the target distances for all necessary health facilities.

Minor positive effects were predicted for nearly all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, education facilities and employment areas.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site. The site is 35m north-east of a small waterbody, which could be adversely affected by construction and occupation of the site.

0.4.01.1.11	Baseline	Effect on	SA Object	ive							
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
3 Land &		-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a - 3e			
Buildings	Site is g	Site is greenfield. ALC Grade at the site is Grade 4. Site coincides with a coal MSA.									
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
resilience	Site is in	FZ1 and I	nas a ve	ry limited	extent o	f land at	a low risk of surface water flooding.				
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e			
resources							eximately 35m north-east of a small, unnar minor increase in water consumption.	ned waterbody.			
6			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f			
Biodiversity & geodiversity	condition connecti The HR	n. New dev vity.	velopmer	nt here co	ould redu entified th	ice biodiv nat likely	it is likely to be of some biodiversity value versity value at the site and reduce local ensignificant effects on the South Pennine Notes.	cological			
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b			
7 Landscape & townscape	National that, in it characte is adjace	Parks or Asserted to the Parks or Asserted to Existence Parks of P	AONBs. I condition velopme ing resid	However , likely m nt here w ential bu	, residen akes a p ould be l ilt form, v	tial deve ositive co likely to a which wo	cernible effect on any landscape designation lopment at this site could result in the loss contribution towards the local landscape anadversely affect this and to alter the local culd help to limit the magnitude for potential pe and townscape cannot be ruled out.	of open greenfield d townscape haracter. The site			

	Baseline	Effect on	SA Object	ive				
SA Objective tren	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None
neritage	Develop	ment at th	e site wo	uld be ur	nlikely to	have a c	liscernible effect on any heritage asset or	historic area.
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	homes v		xpected t	to result i	in a mino	r increas	an AQMA or CAZ. The construction and conservation in relation to existing levels	-
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Railway hill), and	Station. S	ite appea	ars to be	accessib	le via wa	t services. The nearest railway station is 1 alking and cycling, although the local topogal area, could potentially deter people from	graphy (site is on a
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimun	d tenures n criteria o	of the ho f policies	using is HO4 an	provided d HO5 (1	in line w 0 or mo	ards satisfying Bradford's housing needs, ith the Local Plan policies. The development homes, or an area of more than 0.5ha), to reflect local need.	ent would meet the
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
services				-			red 350m north along Leeds Road, to acce km west toward Shipley.	ess a broader
400		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	interaction		the deve	elopment	t being of	f a scale	mmunity, encouraging participation and co that may put pressure on local services ar	-
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure				_			nge of culture and leisure opportunities inc ing Leeds Road and in the centre of Shiple	
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location new dev	where the	re are cu could pot	rrently no tentially e	one, and enhance	so an in commun	d introduce new potential targets and victir crease in crime at the site cannot be ruled ity cohesion and wellbeing, or increase na	out. However,

0.1.01: 1:	Baseline	Effect on S	SA Object	ive							
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
16 Health	north-ea Residen outdoor	Residents would be within 600m of the nearest medical centre, Windhill Green Medical Centre. The site is 4km north-east of a general hospital, Bradford Royal Infirmary.  Residents at the site would good have access to a diverse range of semi-natural habitats with opportunities for outdoor exercise, being 750m east of Windhill Recreation Ground, which could improve both physical and mental health for the residents of the development.									
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education		•	-				ry School, is 200m south-west of the site.	The nearest			
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment	opportur	The site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford, including the Shipley Employment Zone which is 450m north of the site and the regional city centre slightly further a field to the south of the site.									
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	as by inc						I I have a minor beneficial impact on the loc- vices and enhancing the pool of potential e				

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/134 – Barkerend Rd	0.43	PDL with existing buildings	Brownfield	15 dwellings (based on 35dph)	Discounted

## Summary of assessment for NE/134:

The site could deliver major positive effects for residents on both the health and education SA Objectives as a result of being within the target distances for all necessary health facilities and centres for primary and secondary education.

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being situated entirely within the CAZ. Development here could potentially make achieving air quality improvement targets within the CAZ more difficult.

Minor positive effects were predicted for nearly all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, education facilities and employment areas.

The site is PDL containing existing buildings, and as such new development here would provide the opportunity for achieving biodiversity net gains and enhancing the local townscape character, depending on the implementation of the development.

The only additional adverse effect predicted for the site is minor, and related to an increase in water consumption, which has been predicted at nearly all sites.

	Baseline	Effect on S	SA Object	ive									
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
3 Land &		+/-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3d					
Buildings		e is PDL. ALC Grade at the site is 'Urban'. Site coincides with a coal MSA. Site would be an efficient use of d subject to the potential effects on the MSA.											
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
resilience		Site is in FZ1 and is not at risk of surface water flooding. However, development could lead to an increase in impermeable surfaces, compared to current levels.											
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e					
resources							100m of a surface waterbody. Developme consumption.	nt at the site					
6		+	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f					
Biodiversity & geodiversity	condition. New development here would be unlikely to result in any discernible effects on a biodiversity												
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a					

7 Landscape & townscape	adversel opportun by incorp quality de	y alter the nity to ensu porating G	local cha ure that the l elemen required	aracter. In is locatints of high by variou	t is consi on has a n visual a	dered to more po menity v	e may therefore be limited scope for new of be likely that new development at the site positive influence on the local townscape chalue or by ensuring that the new developments). This is somewhat dependent on the	would be an aracter, such as nent is of a high
8 Cultural heritage		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None
go	Develop	ment at the	e site wo	uld be ur	nlikely to	have a c	discernible effect on any heritage asset or	historic area.
			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality		ment targe					opment at this location could make achieving pollution associated with the construction in	
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Bradford		ge Railw	ay Static	n. Site h	•	t services. The nearest railway station is 8 access for pedestrians, but somewhat lim	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimum	d tenures n criteria of	of the ho f policies	using is HO4 an	provided d HO5 (1	in line w 0 or mo	vards satisfying Bradford's housing needs, vith the Local Plan policies. The development of homes, or an area of more than 0.5ha), to reflect local need.	ent would meet the
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
services	Resident	ts would b	e within (	600m of a	a range o	of key se	rvices and amenities including those along	g the B6381.
		+/-	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	without of without to local sen	disrupting of he develop nse of com	cohesive oment be munity a	ness of e eing of a nd place	existing c scale tha . Howeve	ommunit it may pu er, site is	In an existing community in an area of highty, encouraging participation and communut pressure on local services and facilities adjacent to the A658, which could potentiure to air pollution and noise and visual dis	ity interaction, or could alter the ally impact on the
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure			-	-			such residents would have excellent accesubs, restaurants, places of worship and ou	
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location out. How	where the vever, new	re are cu develop	rrently no ment cou	o residen uld poten	tial rece <sub>l</sub> tially enh	I d introduce new potential targets and victing ptors, and so an increase in crime at the shance community cohesion and wellbeing, local risk of crime.	ite cannot be ruled

		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
	Residen	ts would b	e within 2	200m of t	he neare	est medic	cal centre, Hillside Bridge Health Centre. Th	e site is 2km
16 Health	north-we	est of a ger	neral hos	pital, St I	_uke's H	ospital.		
		opportuni	_		-	-	ncluding Bradford Moor Golf Club, providing sical and mental health for the residents of	-
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
Education	The nea	rest prima	ry school	, Barkere	nd Prima	ary Scho	ol, is 300m north-east of the site. The near	est secondary
	school, (	Carlton Bo	lling Coll	ege, is 6	50m nort	h of the s	site.	
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
Employment		-			-		a broad range of high quality and diverse e	
	opportur	nities in the	e centre d	of Bradfo	rd, includ	ling the E	Bowling Employment Zone which is 520m s	outh of the site.
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy			-				have a minor beneficial impact on the loca	
19 LCOHOITIY	_	_			-		vices and enhancing the pool of potential er	• •
			-				ment could lead to an improved attractiven	ess to the area,
	writch co	ouia encou	rage run	nei inwai	u investr	nent to n	nelp tackle local deprivation.	

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/140 - Land east of					Preferred
Harrogate Road,	1.00	Agricultural	Greenfield	35 dwellings (at 35dph)	Option: NE19/H
Greengates					INC 19/FI

### Summary of assessment for NE/140:

Being within the target distances for all necessary health facilities, the site could deliver a major positive effect for residents on the health SA Objective.

A major adverse effect arises for the climate change resilience SA Objective due to the site's eastern perimeter overlapping with land in the active Flood Zones 2 and 3 and falling within land at high risk of surface water flooding. More detailed flood risk assessments would likely be required for the site and careful consideration given to the layout of the development. A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

Minor positive effects were predicted for a range of socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and education facilities.

Minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site adjacent to deciduous woodland priority habitat. The northern perimeter is adjacent to the Leeds Liverpool Canal Conservation Area, the setting of which could be adversely altered by the development.

Additionally, the site's eastern perimeter is adjacent to Carr Beck so development here could pose a risk to water quality.

OA Objective	Baseline	Effect on	SA Object	ive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan and DM policies	Mitigation code(s)
3 Land &			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings	_	reenfield. / ne and coa			site is C	Grade 3,	which could potentially include BMV soils. \$	Site coincides with
4 Climate		P LT IR M SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7						
change resilience	The site's eastern perimeter overlaps slightly with land in FZ2 and FZ3. The site's eastern perimeter also fa within land medium and high risk of surface water flooding, it is expected that this area would be avoided the a careful layout of development. However, development could lead to an increase in impermeable surfaces, compared to current levels.							
		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e
5 Water resources	Carr Beck is adjacent to the Site's eastern perimeter. Development here could pose a risk to water							
		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f

01.01	Baseline	Effect on	SA Objec	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan and DM policies	Mitigation code(s)
6 Biodiversity & geodiversity	its curred ecologic could po Complex	nt conditio al connect tentially be	n. New on the control of the control	developn stern per d by nev h-east of	nent here rimeter o v develo f the site	e could re of the site coment su oment c	luding trees and it is likely to be of some bid educe biodiversity value at the site and redu is adjacent to deciduous woodland priority ich as through impacts on root zones. Calve could potentially be exposed to increased re	ice local habitat, which erley Wood
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7 _andscape & ownscape	National that, in it characte is adjace	Parks or A ts current of er. New de ent to exist	AONBs. condition velopme ting resid	Howeve  i, likely ment here vertial but  dential but	r, reside nakes a p would be uilt form,	ntial deve cositive of likely to which w	scernible effect on any landscape designation elopment at this site could result in the loss contribution towards the local landscape and adversely affect this and to alter the local could help to limit the magnitude for potential ape and townscape cannot be ruled out.	of open greenfield townscape haracter. The site
		-	Р	LT	R	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
3 Cultural neritage	Develop		is greent	field site ildings.	could po	tentially	d Gun Public House', are 180m west of the result in an adverse effect on the setting of SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4,	the Conservation
9 Air quality		-	Р	LT	IR	Н	HO9	9a – 9c
All quality	homes v		xpected	to result	in a min	or increa	n an AQMA or CAZ. The construction and one is a construction and one is a construction in relation to existing leve	•
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Apperley topograp	Bridge R	ailway S on a ste	tation. S eep hill),	ite appea	ars to be	nt services. The nearest railway station is 1 accessible via walking and cycling, althoug esignated cycle paths in the local area, coul	h the local
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimun	nd tenures n criteria o	of the ho	ousing is s HO4 ar	provide nd HO5 (	d in line of	wards satisfying Bradford's housing needs, with the Local Plan policies. The development or homes, or an area of more than 0.5ha), to reflect local need.	nt would meet th
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
services	The nea	rest area o	of key se	rvices a	nd amen	ities app	ears to be located 5560m south-west of the	site on the A657

	Baseline	Effect on	SA Objec	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan and DM policies	Mitigation code(s)
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	interaction		t the dev	elopmer	nt being	of a scale	ommunity, encouraging participation and content that may put pressure on local services and	-
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure				_			ange of culture and leisure opportunities in Greengates and along Harrogate Road.	cluding pubs,
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location new dev	where the	re are cu could po	urrently notentially	one, and enhance	d so an i e commu	ald introduce new potential targets and victing increase in crime at the site cannot be ruled nity cohesion and wellbeing, or increase nating	out. However,
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	north of Residen outdoor 950m no	a hospital, ts at the si exercise a	Eccleshite would and comr	nill Comn I have go munity er	nunity Ho ood acce ngageme	ospital. ess to a c ent, inclu	ical centre, Haigh Hall Medical Practice. The diverse range of semi-natural habitats with of ding Rawdon Meadows Playing Fields, as well and mental healt	opportunities for well as being
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
Education		rest prima mmanuel	-		-	-	chool, is 560m south-east of the site. The no	earest secondary
		+/-	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
18 Employment	opportur regional	nities in Br	adford, i e slightly	ncluding further a	the Ship a field to	oley Emp	o a broad range of high quality and diverse loyment Zone which is 3.2km north-east of h-west of the site. It is uncertain the extent portunities in agriculture in the local area.	the site and the
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	as by ind	creasing th	ne dema lowever,	nd for lo	cal good	s and se	Id have a minor beneficial impact on the loc rvices and enhancing the pool of potential of to which the loss of agricultural land could	employees for

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/152 - Land at Friars Industrial Estate, Idle	2.58	PDL, Marcus Transport Bradford Ltd. And Yorkshire Tiger warehouses	Brownfield	88 dwellings	Discounted

### Summary of assessment for NE/152:

No significant adverse effects predicted for the site. The only minor adverse effect predicted relates to water resources and air quality, as predicted for almost all other sites. NE/152 would be a good opportunity to deliver biodiversity net gains and improvements to the local character. The site is well located to provide residents with good access to key services and amenities, shops, jobs, cultural spaces, and schools, with particularly good access to health facilities.

	Baseline	Effect on	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a – 3e
3 Land & Buildings	situated re-use o urban. A	within coa f materials	l and sand would in orders the	ndstone mprove t	MSA. It i	is unkno urce-effic	se of land, depending on impacts on the Mi wn if the existing buildings on-site could be siency of any development. The ALC grade erefore there is a risk of contaminated land	re-used but the of the land is
4 Climate change		+	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience	Site is w	ithin FZ1.	There ar	e areas	of low of	surface	water flooding within the site boundary.	
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							n 100m of site. Development would result in ation to existing levels.	a minor net
3 Biodiversity		+	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h
R geodiversity	1						ensitive biodiversity designation and develor alue of the site.	pment would
7 _andscape		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b
& ownscape	Site would not affect an AONB or National Park. The development would be an opportunity to improve the effect of the site on the local character and would be in-keeping with the existing built form of the local area.							
3 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	
neritage	•	ment at th			•		servation Area. Development at site would ric areas.	be unlikely to have

9 Air quality	Baseline trend	Score of effect	Permanence	ion	sibility	ty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
			Per	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
1 (	Cito io no	-	Р	LT	IR	H	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
							e is expected to be a minor reduction in all of econstruction and occupation of new hom	•
10 Transport		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
5				-	-		rices. Apperley Railway Station is 2.1km nough there is a lack of designated cycle path	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
c r	on the ty meet the	pes and te minimum	enures o	f the hou of policie	sing is p s HO4 a	orovided and HO5	ition towards satisfying Bradford's housing in line with the Local Plan policies. The detail (10 or more homes, or an area of more that houses to reflect local need.	velopment would
2 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
services						_	of services and amenities in highly access along Bradford Road.	ible locations,
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
cohesion	participat	tion and co	ommunit	ty interac	tion, wit	hout the	existing community of high deprivation, end development being of a scale that could pu ense of community and place.	
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
		rs resident and leisure					d leisure areas, being within a 500m walk o	of a varied array o
I. Cofo 9		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
secure	ocations	where cu	rrently th	here are	none, bı	ut it could	duce new potential victims or targets of crind potentially enhance community cohesion combat the local risk of crime.	
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
			- ( D l -	vall Madi	cal Cen	tre. Site	ı is within 1.6km of Eccleshill Community Ho	spital. Residents
v	would ha	ve excelle	ent acces	ss to out	door spa	ace, whic	ch can have positive health effect both physeymour Park.	•

SA Objective Baseline trend	Baseline	Effect on S	SA Object	tive				
	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
17	Site is w	ithin 600m	of Blake	ehill Prim	ary Scho	ool. Site	is 1.6km south of Immanuel College, putting	it outside the
Education	desired i	range.						
40		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
18 Employment	Site wou	ld provide	resident	s with ex	cellent a	access to	o a broad range of high quality and diverse	employment
Employment	1		oy, with t	he centr	e of Brad	dford 1.5	km to the west of the site and multiple other	employment
	sites witl	nin 5km.						
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	The con:	struction a	nd occu	oation of	new hor	nes coul	d have a minor beneficial impact on the loca	al economy,
	increasir	ng the dem	nand for	local goo	ds and s	services	and enhancing the pool of potential employ	ees for local
	business	ses.						

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/163 – Site of Ashfield Mills	0.88	PDL with industrial/ commercial buildings	Brownfield	27 dwellings (based on 35dph)	Preferred Option (Commitment): NE20/HC

#### Summary of assessment for NE/163:

The site could deliver major positive effects for residents on both the health and education SA Objectives as a result of being within the target distances for all necessary health facilities and centres for primary and secondary education.

Minor positive effects were predicted for most socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and employment areas.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

As a PDL site containing existing buildings, there are opportunities for achieving biodiversity net gains and enhancing the local townscape character, depending on how the development is designed and implemented.

The site's northern perimeter falls within land at medium and high risk of surface water flooding, meaning a minor adverse effect is predicted for the climate change resilience SA Objective. The only other minor adverse effects are related to increases in air pollution and water consumption, which have been predicted at nearly all sites.

SA Objective	Baseline	Effect on	SA Object	ive							
es resijedave	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
3 Land &		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a – 3e			
Buildings		Site is PDL. ALC Grade at the site is 'Urban'. Site coincides with coal and sandstone MSAs. Site would be an efficient use of land, subject to the potential effects on the MSAs.									
4 Climate		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e			
change resilience	Site is in FZ1. The site's northern perimeter falls within land medium and high risk of surface water flooding, it is expected that this area would be avoided through a careful layout of development. However, development could lead to an increase in impermeable surfaces, compared to current levels.										
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e			
resources							100m of a surface waterbody. Development consumption.	ent at the site			
6			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f			
Biodiversity & geodiversity	New development the intro-	elopment duction of	here wor GI elements	uld be a q ents. ss has ide	good opp entified th	ortunity nat likely	y that it is of limited biodiversity value in it to deliver biodiversity net gains at the site significant effects on the South Pennine ge.	such as through			
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a			

7 Landscape & townscape	limited so developr local tow the new	cope for no ment at the Inscape ch	ew devel e site wo naracter, ent is of a	opment tuld be ar such as a high qu	to advers opportuby incorpality des	sely alter nity to en porating ign (as r	ppear to be in commercial use. There may the local character. It is considered to be a new that this location has a more positive GI elements of high visual amenity value of equired by various Local Plan policies). The lopment.	likely that new e influence on the or by ensuring that	
8 Cultural heritage		O ment at thi nible impac			•		SP2, SP10, EN3, EN4, EN5, EN6, DS3 ervation Area. Development at site would c areas.	None be unlikely to have	
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c	
9 Air quality	homes w		xpected t	to result i	in a minc	r increas	an AQMA or CAZ. The construction and se in air pollution in relation to existing levels	•	
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d	
10 Transport	Apperley topograp	/ Bridge Ra	ailway St	tation. Sind the	te appea e lack of	rs to be	t services. The nearest railway station is accessible via walking and cycling, althou ed cycle paths in the local area, could pot	gh the local	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a	
11 Housing	types an minimum	d tenures n criteria of	of the ho f policies	using is HO4 an	provided d HO5 (1	in line w 0 or mo	rards satisfying Bradford's housing needs, with the Local Plan policies. The developm re homes, or an area of more than 0.5ha), to reflect local need.	ent would meet the	
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a	
services	The nea	rest area c	of key se	rvices an	d amenit	ies appe	ears to be located 600m south in the centr	e of Idle.	
		+/-	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a	
13 Social cohesion	interaction		the dev	elopment	t being o	f a scale	emmunity, encouraging participation and control that may put pressure on local services a	-	
Site is adjacent to A658, which would be likely to impact on the quality of life of new residents as a result of exposure to air pollution and noise and visual disturbances.									
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a	
leisure				-			nge of culture and leisure opportunities in the centre of Idle and along the A657.	cluding pubs,	
				LT	IR	М			

15 Safe & secure	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently no residential receptors, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.													
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b						
16 Health	a general h	Residents would be within 600m of the nearest medical centre, Idle Medical Centre. The site is 6km north-east of a general hospital, Bradford Royal Infirmary.  Residents would have excellent access to green space, including Idle Recreation Ground, providing outdoor exercise opportunities, which could improve both physical and mental health for the residents of the development.												
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b						
Education	The neares	•	-		-		is 500m west of the site. The nearest seco	ondary school,						
		+/-	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b						
18 Employment	The site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford, including the Shipley Employment Zone which is 1.6km north-east of the site and the regional city centre slightly further afield to the south-west of the site. It is uncertain the extent to which residential development would reduce employment opportunities at this location.													
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b						
19 Economy	as by incre local busin	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.												

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/171 - New Otley Road, Barkerend	0.13	Parking	Mix	10 dwellings	Discounted

# Summary of assessment for NE/171:

A significant adverse effect has been predicted for NE/171 for the air quality SA Objective, as a result of the site being situated within the CAZ and also being 27m north of an AQMA. No other significant adverse effects predicted. Minor adverse effects have been predicted for most natural environment themed SA Objectives as a result of the effects associated with development on greenfield. The site is well located to provide residents with good access to key services and amenities, shops, jobs, and cultural spaces, with particularly good access to schools, health facilities and public transport options.

SA Objective	Baseline	Effect on S	SA Object	ive					
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
		-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3b, 3e	
3 Land & Buildings	developi		d constitu	-			th of the site, however as most of this land is d. Site is entirely situated within a coal MSA		
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, EN7	4a – 4e	
resilience		Flood Zor meable su					er flooding. However, development could least	ad to an increase	
		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e	
5 Water resources							vithin, adjacent to or within 100m of the site.		
6		-	Р	LT	IR	M	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h	
Biodiversity & geodiversity	There would be no sensitive biodiversity designations directly impacted by development on the site. Site is entirely situated within a Natural England Green Infrastructure Corridor. Development at this site may lead to a reduction in biodiversity and local ecological connectivity.								
7 Landscape		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b	
& townscape	Site would not affect an AONB or National Park. The loss of greenspace at this site may cause a minor negative impact on the local landscape.								
8 Cultural		-	Р	LT	IR	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b	
heritage		ment at thi					servation Area. Construction of this site may the site.	negatively	

	Baseline	Effect on	SA Objec	tive										
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)						
. A: 1''			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c						
Air quality	could m	te is entirely situated within a CAZ and within 27m north of an AQMA, therefore development at this location uld make achieving air quality improvement targets increasingly difficult, due to the pollution associated with e construction and occupation of new homes.												
10		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d						
Fransport	Station.				•	•	nt services and is 650m east of Bradford Int and cyclists although there is a lack of desig	•						
		+	Р	LT	IR	Н	SP8, H01, H02, H03, H04, H05, H06, H07, H08, H09, H010	11a						
11 Housing	on the ty	pes and to minimum	enures o criteria	of the hou of policie	using is p es HO4 a	orovided and HO5	ution towards satisfying Bradford's housing r in line with the Local Plan policies. The dev in (10 or more homes, or an area of more that the houses to reflect local need.	elopment would						
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a						
services							e of services and amenities in highly accession of Bradford.	ble locations						
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a						
13 Social cohesion	interacti could alt	on, without ter the loca	t the dev al sense	elopmer of comm	nt being on the second term of t	of a scal d place.	community, encouraging participation and co e that may put pressure on local services ar Site is 50m north of the A658, which could on the quality of life for residents at the site.	nd facilities or						
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a						
eisure						_	e of culture and leisure opportunities in highl n the centre of Bradford.	y accessible						
		+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a						
I5 Safe & secure	location	where the	re are cu	urrently n	one, and	d so an i	uld introduce new potential targets and victir increase in crime at the site cannot be ruled unity cohesion and wellbeing, or increase na							
		could help	-	-		f crime.	g,	tural surveillance						

SA Objective	Baseline	Effect on S	SA Object	tive							
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
	hospital, of semi-	Site is within 800m of the nearest GP surgery, Hillside Bridge Health Care Centre. Site is within 1km of a general hospital, Leeds Road Community Hospital. Site would provide new residents with good access to a diverse range of semi-natural habitats with opportunities for outdoor exercise and community engagement opportunities, which could improve both physical and mental health for the residents of these developments.									
17 Education		++ P LT IR L SP6, SP14, SP16, EC3, DS5, CO2 17a – 17c  te is within 800m of Barkerend Primary Leadership Academy to the north of the site and Saint Mary's Roman atholic Primary School to the west. The nearest state secondary school, Carlton Boiling College, is within 1km the site.									
18 Employment	opportur	+ P LT IR H SP6, SP14, SP16, EC1, EC2, EC3, EC4 18a, 18b ite would provide residents with excellent access to a broad range of high quality and diverse employment opportunities in the nearby, as well as slightly further afield towards the regional city in the south and the nearby mployment zone.									
19 Economy	increasir business	ng the dem ses. An imp	nand for proveme	local god ent in the	ods and s built env	services ⁄ironmer	SP6, SP14, SP16, EC1, EC2, EC3, EC4  Id have a minor beneficial impact on the local and enhancing the pool of potential employ at could lead to an improved attractiveness that ackle local deprivation.	ees for local			

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/177 – Junction Hotel, Leeds Rd	0.17	Car parking and hard standing	Brownfield	5 dwellings (based on 35dph)	Discounted

## Summary of assessment for NE/177:

The site could deliver a major positive effect for residents on the health SA Objective as a result of being within the target distances for all necessary health facilities.

Minor positive effects were predicted for nearly all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, education facilities and employment areas.

The site is vacant PDL, so new development here would provide opportunities for achieving biodiversity net gains and improving the local townscape character, depending on the design and implementation of the development. The only adverse effects predicted for the site are minor and related to increases in air pollution and water consumption, which have been predicted at nearly all sites.

SA Objective	Baseline	Effect on	SA Object	tive				
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a – 3e
Buildings			Incides with coal and sandstone MSAs. S n the MSAs.	ite would be an				
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience	Site is in	FZ1 and i	s not at	risk of su	rface wa	ter flood	ing.	
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							100m of a surface waterbody. Developm consumption.	ent at the site
6		+	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity & geodiversity	New dev	velopment e a good o	here wo	uld be un	likely to	result in	y that it is of limited biodiversity value in it any discernible effects on a biodiversity of gains at the site such as through the integral of the such as the such as the such as through the such as through the such as through the such as the su	lesignation and
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a
7 Landscape & townscape	to ensur incorpor quality d	e that this ating GI el	location ements or required	has a mo of high vi by variou	ore positi <sup>.</sup> sual ame	ve influe enity valu	ely that new development at the site would nce on the local townscape character, su le or by ensuring that the new development cies). This is somewhat dependent on the	ch as by ent is of a high

8 Cultural heritage	-	ment at th			-		ervation Area. Development at site would bic areas.	oe unlikely to have					
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c					
9 Air quality	Development would not have a discernible impact on an AQMA or CAZ. The construction and occupation of new homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollutio associated with homes and transport movements.												
40 Table 2 and 1		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d					
10 Transport	New Pu		ay Statio	on. Site h	-	-	nt services. The nearest railway station is 2 for pedestrians, but somewhat limited for c						
11 Housing		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a					
3							s satisfying Bradford's housing needs, depoint the Local Plan policies.	ending on the					
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a					
services	The site Road.	is located	within 6	00m of a	range of	services	s and amenities in both directions along ad	jacent Leeds					
		+/-	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a					
13 Social cohesion	Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place. However, site is adjacent to A647, which would be likely to impact on the quality of life of new residents as a result of exposure to air pollution and noise and visual disturbances.												
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a					
leisure				_			ange of culture and leisure opportunities ind paces along Leeds Road and throughout Ti						
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a					
15 Safe & secure	location out. How	where the ever, new	re are cu develop	irrently no	o resider uld poter	ntial rece ntially en	Id introduce new potential targets and victir ptors, and so an increase in crime at the si hance community cohesion and wellbeing, a local risk of crime.	te cannot be ruled					
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b					
16 Health		ts would b st of a ger					cal centre, Thornbury Medical Centre. The	site is 4.4km					
	exercise		at Calve				range of semi-natural habitats with opport d improve both physical and mental health						

17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
Education	The nea	rest prima	ry schoo	l, Thornb	ury Prim	ary Scho	ol, is 840m south-west of the site. The nea	rest secondary				
	school, l	school, Laisterdyke Leadership Academy, is just over 1km south-west of the site.										
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
Employment		•			•		a broad range of high quality and diverse	• •				
Employment				-		-	oyment Zone which is 1.5km south-west o	f the site and the				
	regional	city centre	slightly	further a	field to w	est of th	e site.					
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy			-				have a minor beneficial impact on the loc	-				
19 Economy	_	is by increasing the demand for local goods and services and enhancing the pool of potential employees for										
			•				ment could lead to an improved attractiver	ness to the area,				
	which co	ould encou	rage furt	her inwa	rd investi	ment to I	nelp tackle local deprivation					
	which co	ould encou	rage furt	her inwa	rd invest	ment to I	nelp tackle local deprivation					

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE/182 – Blakehill Works, Bradford Rd, Idle	0.49	PDL with buildings	Brownfield	17 dwellings (based on 35dph)	Preferred Option: NE21/H

### Summary of assessment for NE/182:

The site could deliver a major positive effect for residents on the health SA Objective as a result of being within the target distances for all necessary health facilities.

Minor positive effects were predicted for nearly all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and education facilities.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

The site is PDL containing existing buildings, so new development here would provide opportunities for achieving biodiversity net gains and enhancing the local townscape character, depending on the design and implementation of the development. The only adverse effects predicted for the site are minor and related to increases in air pollution and water consumption, which have been predicted at nearly all sites.

OA Objective	Baseline	Effect on S	SA Object	ive									
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
3 Land &		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a – 3e					
Buildings		Site is PDL. ALC Grade at the site is 'Urban'. Site coincides with coal and sandstone MSAs. Site would be a efficient use of land, subject to the potential effects on the MSAs.											
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
resilience	Site is in	Site is in FZ1 and has a limited extent of land at a low risk of surface water flooding.											
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e					
resources							100m of a surface waterbody. Developmer consumption.	nt at the site					
6			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f					
Biodiversity							y that it is of limited biodiversity value in its						
&		elopment duction of			good opp	ortunity	to deliver biodiversity net gains at the site s	such as through					
geodiversity	The HR		g proces	s has ide		-	significant effects on the South Pennine M	oors SPA/SAC					
	are mgg	+	P P	LT	IR	M M	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a					

7 Landscape & townscape	limited so developr local tow the new	cope for no ment at the inscape ch	ew devel e site woo aracter, ent is of a	opment tuld be ar such as a high qu	to advers opportuby incorpality des	sely alter nity to e porating ign (as r	ppear to be in commercial use. There may the local character. It is considered to be usure that this location has a more positive GI elements of high visual amenity value cequired by various Local Plan policies). The lopment.	ikely that new e influence on the or by ensuring that				
8 Cultural		0	N/A	N/A	N/A	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None				
heritage		Development at this site would not impact on a Conservation Area. Development at site would be unlikely to have a discernible impact on any heritage assets or historic areas.										
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
9 Air quality	homes w		kpected t	to result i	in a mino	r increas	an AQMA or CAZ. The construction and one in air pollution in relation to existing level	•				
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
10 Transport	Apperley		ailway St	ation. Si			ss for pedestrians, but somewhat limited for					
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
11 Housing	types an minimum	d tenures n criteria of	of the ho policies	using is HO4 an	provided d HO5 (1	in line w 10 or mo	vards satisfying Bradford's housing needs, vith the Local Plan policies. The development of homes, or an area of more than 0.5ha), to reflect local need.	ent would meet the				
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a				
services	There is	an area of	key ser	vices and	d ameniti	es locate	ed adjacent to the site, to the south.	•				
		++	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
13 Social cohesion	without o	disrupting o	cohesive oment be	ness of e	existing c scale tha	ommuni	n an existing community in an area of highty, encouraging participation and communut pressure on local services and facilities	ity interaction,				
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
leisure				_			inge of culture and leisure opportunities in the as those along Norman Lane and in the					
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
15 Safe & secure	location out. How	where the vever, new	re are cu develop	rrently no ment cou	o residen uld poten	ntial rece ntially enl	d introduce new potential targets and victing ptors, and so an increase in crime at the shance community cohesion and wellbeing, local risk of crime.	ite cannot be ruled				

		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b		
	Residen	ts would b	e within	600m of	the neare	est medi	cal centre, Rockwell and Wrose Practice. T	he site is 1.4km		
16 Health	north-west of a hospital, Eccleshill Community Hospital.									
	1.2km w		•		•	•	vith opportunities for outdoor exercise, as w prove both physical and mental health for t	•		
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
Education		rest prima Hanson Ac					I, is 350m north-west of the site. The neare ne site.	st secondary		
		+/-	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
18 Employment	opportur site and	nities in Bra the region	adford, ir al city ce	ncluding t entre sligh	the Shipl	ey and C er afield	a broad range of high quality and diverse of canal Road Employment Zones which are we to the south-west of the site. It is uncertain ment opportunities at this location.	vithin 2.25km the		
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy	as by inc	creasing th sinesses. <i>F</i>	ie demar An impro	nd for loc vement i	al goods n the buil	and ser It enviror	d have a minor beneficial impact on the local vices and enhancing the pool of potential en imment could lead to an improved attractiver inelp tackle local deprivation	mployees for		

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
EM90 - Former Filter Beds, Esholt WWTW	55.00	Mix	Mix (Green Belt)	Employment land	Preferred Option: NE23/E

# Summary of assessment for EM90:

The site has been proposed for employment development, which would be likely to deliver a major boost to the range of local employment opportunities at this location whilst also providing a boost to the local economy. A major positive score has therefore been predicted for the employment and economy themed SA Objectives.

A major adverse effect arises for the climate change resilience SA Objective due to the western perimeter of the site falling within Flood Zone 2, and small areas, i.e. the north west and south west corners of the site, overlap with Flood Zone 3. The site has multiple pockets of low, medium, and high surface water flood risk, and due to the distribution of this it may be difficult for the development to entirely avoid it.

Minor positive effects were predicted for other socio-economic themed SA Objectives due to the additional benefits of a new employment site, such as the potential for increasing the local offering of services and amenities and opportunities to learn new skills.

The site has a former utility use. It is large and includes areas of GI elements and so a minor adverse effect was predicted for the biodiversity and geodiversity SA Objective. Two waterbodies are present in the north and west of the site as well as within less than 100m of the site, the water quality of which could be at risk from development here.

There are six Grade II and one Grade II\* Listed Buildings situated towards the north-west of the site, and it is likely that new employment development at this large site would alter the setting of these sensitive heritage assets, particularly as large areas of the site are currently greenfield. A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

24.01	Baseline	Effect on	SA Object	ive									
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
			Р	LT	IR	Н	HO5, HO6, HO7, TR2	3b, 3f					
3 Land & Buildings	areas of	Score of effect  P LT IR H H05, H06, H07, TR2  3b, 3f  The appears to be predominantly brownfield and partially developed. However, this 55ha area of land also has reas of greenfield. ALC Grade at the site is a mix of 'Urban' and Grade 3, and so it could contain BMV soils. Site princides with sandstone and sand & gravel MSAs.  P LT IR M SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, EN7  P LT IR M SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, EN7  The western perimeter of the site overlaps with land in FZ2 and small areas, i.e. the north west and south west principle pockets of low, medium, and high surface water flood risk, due to the distribution of this, it may be											
4 Climate			М	EN7 4a – 4e									
change resilience	The western perimeter of the site overlaps with land in FZ2 and small areas, i.e. the north west and south west corners of the site, overlap with Flood Zone 3. Site has a grid like structure of surface water flood risk with multiple pockets of low, medium, and high surface water flood risk, due to the distribution of this, it may be difficult for the development to entirely avoid it.												
		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e					
5 Water resources	within le	ss than 10	0m of th	e site. D	evelopm	ent here	west of the site. A number of other small wa could pose a risk to water quality. Developr ater consumption at this location in relation	ment at the site					
		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f					

0. O	Baseline	Effect on	SA Objec	tive						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
6 Biodiversity & geodiversity	biodivers trees and could red deciduous site such Woodlar such as The site from the	sity value. d woodlan duce biodi us woodlan as throug nd, is adjac through ar	Howeved that is versity versity versity of priority and priority and to the cent to the increase as SSSI	r, given in likely to alue at the alue at loss of the site's see in recruit impact alue alue alue alue alue alue alue alue	the scale be of son he site an t within the f trees of eastern preational Risk Zon dentified	e of the s me biodi nd reduce ne site, void impacts perimete disturba	or industrial purposes. Much of the site is like it does include areas of various GI elementers	ents including evelopment here everal areas of evelopment at the n Ancient affect Nun Wood, eroximately 6km		
7 Landscape & townscape	condition developed opportured incorport implement and varied new developed	n, could poment would nities for do ating GI (a entation. Thous GI ele relopment,	otentially dreplace elivering as required the site is ments the there continued as the site of the sit	be detra e existing enhance ed by val s very lar nat are like ould be a	acting frog g site use ements to rious Loc ge and d kely of his	m the loo es, or be the loc cal Plan plespite the gh visual	SP2, EN1, EN3, EN5, EN6, DS2, DS3  mercial purposes. It is a very large site and, cal character. It is unclear the extent to whice situated in amongst them, but the site coulcier colories. However, this is somewhat dependent of demands and the solution of the site and the local townscape and landscape character to both positive and adverse effects on the	h new I present sign or by dent on as of woodland te be lost due to ter. Overall it is		
8 Cultural heritage	Grade II in this co containing employn	* Listed Bu orner. A G ng Listed E	uilding, 'I rade II Li Buildings opment	Building i isted Bui would b at this la	immedia Iding also e incorporge site v	tely to no o adjoins orated in would alt	SP2, SP10, EN3, EN4, EN5, EN6, DS3 e perimeter, situated in the north-west corne orth of present home farmhouse at Esholt Ha is the site's south-eastern corner. It is unclea to the proposed development. However, it is er the setting of these sensitive heritage ass	all Home Farm', r how this area s likely that new		
9 Air quality	business	s premises	would b	e expec	ted to re	sult in a	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  n an AQMA or CAZ. The construction and o minor increase in air pollution in relation to e ansport movements.	-		
10 Transport	Bridge R areas in	Railway Sta the north	ation, is a	also adja e are ov	icent to t er 1km fi	he south rom the r	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  multiple bus stops and the nearest railway sern boundary of the site. However, due to the nearest bus stop and railway station. Due to mewhat limited access.	ne size of the site,		
11 Housing		0	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a		

OA Objective	Baseline	Effect on	SA Object	tive						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s		
	Site is al needs.	located fo	r employ	ment lar	nd and th	nerefore	will not provide a contribution towards Brad	ford's housing		
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a		
services	I -	vision of ne and amer	-	byment o	developn	nent her	e could potentially help to enhance the loca	l offering of key		
13 Social		0	n/a	n/a	n/a	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	None		
cohesion						•	nt at a location where it is in proximity to sir fect the cohesion of residential communities	•		
4 Culture &		0	n/a	n/a	n/a	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	None		
eisure	-	roposed fo of cultural			-	ent and v	vould be unlikely to have a discernible effec	ot on the local		
		+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a		
5 Safe & secure	crime at	a location r, new dev	where the	nere are	currently	y none, a	ent site would introduce new potential targe and so an increase in crime at the site cann se natural surveillance, and so could help t	ot be ruled out.		
16 Health		0	n/a	n/a	n/a	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	None		
TO FIGURE	Site is properties	•	r employ	ment pu	irposes a	and so it	would be unlikely to have a discernible effe	ect on this SA		
7		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
Education	Site wou	ıld provide	new em	ploymer	nt land th	at offers	skills learning opportunities for local people	e and employees		
18		++	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
Employment	The prop	osed deve	elopmen	t would p	orovide r	new emp	loyment opportunities in Bradford.	_1		
		++	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy			•				I ployment space that would contribute towa elopment could also provide a boost to the v	•		

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
EM113 - Walkhill Farm, Apperley Lane	5.31	Agricultural	Greenfield and Green Belt, with small area of PDL and agricultural buildings	Employment land	Preferred Option: NE22/E

### Summary of assessment for EM113:

The site has been proposed for employment development, which would be likely to deliver a major boost to the range of local employment opportunities at this location whilst also providing a boost to the local economy. A major positive score has therefore been predicted for the employment and economy themed SA Objectives. A major positive score has also been predicted for the transport SA Objective due to the prevalence of public transport options in close proximity to the site.

Minor positive effects were predicted for other socio-economic themed SA Objectives due to the additional benefits of a new employment site, such as the potential for increasing the local offering of services and amenities and opportunities to learn new skills.

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land. Minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a predominantly greenfield and Green Belt site which contains trees in part of the site. A Grade II Listed Building is situated in the south-east of the site, and it is likely that new employment development at this largely greenfield site would alter the setting of this sensitive heritage assets.

SA Objective	Baseline	Effect on	SA Object	tive					
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
3 Land & Buildings	Site is pr	 redominan	P tly greer	LT nfield. Sit	IR e is pred	H Iominant	H05, H06, H07, TR2  ly ALC Grade 3. Site coincides with a sand	3a - 3f stone MSA.	
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e	
resilience							w risk of surface water flooding. However, or ared to current levels.	development could	
5 M		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e	
5 Water resources				•			site boundary or within 100m of the site. D in water consumption at this location in rela	•	
	- P LT IR H		Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f				

	Baseline	Effect on S	SA Object	tive						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
6 Biodiversity & geodiversity	its currer ecologics to the sit through: The site from the	nt condition al connect e's eastern an increas falls withir	n. New of ivity. Site of perime e in recrual a SSSI	levelopme is in protect, which eational Impact I ort has in	nent here eximity to th could disturba Risk Zon dentified	e could resource could resource could be could b	luding trees and it is likely to be of some bio educe biodiversity value at the site and redu areas of deciduous woodland, including would be indirectly affected by development at the south Pennine Moors SSSI/SAC/SPA is apply significant effects in terms of urban effects	ce local codland adjacent he site such as roximately 6.8km		
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b		
7 Landscape & townscape	National Green B it would existing	Parks or A elt land tha therefore b residential	AONBs. at contain be likely for built for the contact	Howeverns GI ele to advers m, which	r, new de ements c sely alter would h	evelopme of potention of the loca nelp to lin	scernible effect on any landscape designation at this site could result in the loss of operally high visual amenity, including trees and all townscape and landscape character. The nit the magnitude for potential effects, but at an accept cannot be ruled out.	n greenfield and hedgerows, and site is adjacent to		
		-	Р	LT	R	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b		
8 Cultural heritage	this area	of the site	e, compri o any de	ising har evelopme	d standir ent here.	ng and th Howeve	s within the south-eastern corner of the site.  Iree existing buildings (including Walk Hill Factorial Fac	armhouse) would oyment		
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c		
9 Air quality	business	premises	would b	e expec	ted to re	sult in a	n an AQMA or CAZ. The construction and or minor increase in air pollution in relation to eansport movements.			
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d		
10 Transport	Railway		adjacen	t to the s	ite's sou	ıthern bo	nt services. The nearest railway station, Appundary. Site has good access for pedestrial ns.			
11 Housing		0	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a		
TTTOUSING	Site is al needs.	located for	r employ	ment lar	nd and th	nerefore v	l will not provide a contribution towards Bradf	ord's housing		
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a		
services	-	vision of ne	-	oyment o	levelopn	nent here	e could potentially help to enhance the local	offering of key		

	Baseline	Effect on S	SA Objec	tive						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
13 Social		0	n/a	n/a	n/a	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	None		
cohesion						-	Int at a location where it is in proximity to sir fect the cohesion of residential communities			
14 Culture &		0	n/a	n/a	n/a	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	None		
leisure	Site is proposed for employment development and would be unlikely to offering of cultural or leisure facilities.						I would be unlikely to have a discernible effec	t on the local		
	+/- P LT IR L SP1, SP3, SP4, SP16, HO9, DS5, CO2		SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a						
secure	Howeve	r, new dev			-		se natural surveillance, and so could help to SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9,			
16 Health	risk of crime.					would be unlikely to have a discernible effective.	ect on this SA			
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
Education	Site wou	ld provide	new em	ploymer	nt land th	at offers	skills learning opportunities for local people	e and employees.		
		++	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
18 Employment		nt to which					bloyment opportunities in Bradford. Howeve d impact on employment opportunities in ag			
		++	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy			-				ployment space that would contribute towa	-		

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NE24/E – Land at Gain Lane & Woodhall Road	9.85	Vegetated land	Greenfield	Employment land	Preferred Option: NE24/E

### Summary of assessment for NE24/E:

The site has been proposed for employment development, which would be likely to deliver a boost to the range of local employment opportunities at this location whilst also helping to provide a significant boost to the local economy. A major positive score has therefore been predicted for the employment and the economy SA Objectives.

Although the site would be adjacent to other commercial premises, which are located to the south of the site, a major negative effect is anticipated on the land and buildings SA Objective. This is because the site is a large greenfield site; the majority of the site is ALC Grade 3, which could potentially include BMV soils; and the site coincides with a Coal MSA. A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

The site benefits from good accessibility via public transport and could help to promote active travel due to the presence of the Calverley Millennium Way to the north of the site.

		Effect on	SA Objecti	ve								
SA Objective	Baseline trend	Score of effect	Permanence Duration		Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
Oland 9			Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f				
3 Land & Buildings		reenfield. <sup>-</sup> s with a C			site is ALC	C Grade	e 3, which could potentially include BM\	soils. The site				
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
resilience	Site is in	FZ1 and					ace water flooding.	T = -				
		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e				
5 Water resources	Develop		e site wo	uld be exp	ected to r	esult in	m of the site. Site does not coincide win a minor increase in water consumption	at this location in				
		-	Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9 The site comprises vegetation and ma	6a – 6f				
6 Biodiversity & geodiversity	site and A TPO w woodlan The site north we site. An area	reduce loc voodland i d. is in a SS est of the s	cal ecolog s adjacen SI Impact ite. Devel	gical conne of to the sit of Risk Zone of Risk Zone of Risk Zone land which	ectivity. e's south e. The nea t this site v i is a prior	easterr arest S would b ity habi	evelopment here could reduce biodivers  a boundary. There is built form present was sold in boundary. There is built form present was sold in the sold	within the TPO ximately 6.9km n this designated he site boundary.				
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b				
7 Landscape & townscape	and the located to of this si	Yorkshire to the sout	Dales Na th of the s to have a	tional Park ite, while j a minor eff	c. The site ust beyon	is not d Fagle	y designated landscapes, such as the lacated in Green Belt land. Commercial by Beck is an area of residential propertandscape and townscape associated with the commercial services and townscape associated with the commercial services.	premises are ies. Development				
		-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None				
8 Cultural heritage	approxin	nately 290 d building.	-300m no Although	orth of the a	site. Giver ng vegeta	n the si ation co	scliff Farmhouse and adjoining barn, who see of this site, there may be an impact out the site, there may be an impact out the help to minimise this.  e effect on any other heritage assets on	on the setting of				
		-	Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9d				
9 Air quality	Development would not have a discernible impact on an AQMA. The CAZ is approximately 780m west of the site. Development at this site may increase vehicular movements within the CAZ.  Development at this site would be likely to increase air pollution at the site in relation to existing levels due to the construction and occupation of new business premises and the potential transport movements and pollution associated with this.											
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
10 Transport		ast of the					nearest railway station is New Pudsey, Millennium Way near to the site could he					

		Effect on	SA Objecti	ve							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
11 Housing		0	n/a	n/a	n/a	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a			
	Site is al	located fo	r employr	nent and t	herefore v	vill not	provide a contribution towards Bradford's	s housing needs.			
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a			
services	The provision of new employment development here could potentially help to enhance the services and amenities.							l offering of key			
13 Social		0	n/a	n/a	n/a	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a			
cohesion							at a location where it is in proximity to similar and sely affect the cohesion of residential communities.				
14 Culture &		0	n/a	n/a	n/a	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a			
leisure		roposed fo of cultural			lopment a	ind wou	lld be unlikely to have a discernible effec	ct on the local			
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	crime at Howeve	a location	where th	ere are cu	rrently no	ne, and	site would introduce new potential targe so an increase in crime at the site cann natural surveillance, and so could help to	ot be ruled out.			
16 Health		0	n/a	n/a	n/a	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
то пеаш	Site is propertive		r employi	ment purpo	oses and	so it wo	ould be unlikely to have a discernible effe	ect on this SA			
		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a – 17c			
17 Education	Site wou		new emp	oloyment la	and that o	ffers sk	ills learning opportunities for local people	e and			
18		++	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
Employment	The prop	osed dev	elopment	would pro	vide new	employ	ment opportunities in Bradford.				
		++	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy							employment space that would contribute tality of Bradford's economy.	e towards the			

## **Bradford North West**

- 1.1.17 Thirty-six potential housing sites have been identified within Bradford North West.
- 1.1.18 Significant negative effects have been identified in relation to water resources (SA Objective 5) for site NW/049 and in relation to air quality (SA Objective 9) for sites NW/002, NW/010, NW/012B, NW/013A, NW/052, NW/054, NW/073, NW/084, NW/088, NW/123, NW/129, NW/130 and NW/131.
- 1.1.19 To address the latter, development proposals should demonstrate how any adverse impacts on any nearby Air Quality Management Areas and/or Clean Air Zones (CAZ) will be avoided and how positive impacts will be delivered. In addition, a mitigation programme is to be prepared for development within CAZs.
- 1.1.20 Significant negative effects have been identified in relation to land and buildings (SA Objective 3) for sites (NW/015, NW/018, NW/026B, NW/31B, NW/040, NW/041A, NW/041B, NW/046, NW/049, NW/131). This is due to a loss of >0.4ha of greenfield land.
- 1.1.21 Significant positive effects have been identified in relation to transport (SA Objective 10) for sites NW/088, NW/130 and NW/131 and in relation to social cohesion (SA Objective 13) for sites NW/002, NW/012B NW/013A, NW/040, NW/041a, NW/041b, NW/046, NW/054, NW/073, NW/080, NW/084, NW/099, NW/123 and NW129.
- 1.1.22 The majority of sites are assigned a significant positive effect in relation to health (SA Objective 16) and education, whilst the remainder of sites are assigned a minor positive effect.
- 1.1.23 Sites NW/015, NW/023, NW/049 and NW/080 score negatively (minor) in relation to accessible services (SA Objective 12).
- 1.1.24 In relation to biodiversity & geodiversity (SA Objective 6) and landscape & townscape (SA Objective 7), sites NW/010, NW/012B, NW/052, NW/073, NW/084, NW/111, NW/126 and NW/130 score positively (minor), whilst the remainder score negatively (minor or major) or positive/negative. It may be possible to avoid or reduce any potential likely adverse effects by incorporating green infrastructure and enhancing biodiversity value and local ecological connectivity. Biodiversity net gain requirements should also be met beyond the minimum target.
- 1.1.25 For nineteen sites, the HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage. This is related to potential recreation impacts. In light of this, these sites have been assigned a major negative effect in relation to the biodiversity and geodiversity SA Objective.
- 1.1.26 The majority of sites are assigned a minor positive effect in relation to climate change resilience (SA Objective 4).
- 1.1.27 With regards to those sites that score negatively (minor) in relation to cultural heritage (SA Objective 8), potential likely adverse effects could be mitigated by preserving and enhancing any onsite green infrastructure. Where development is adjacent to heritage assets, proposals should demonstrate how opportunities for local people to appreciate or access these assets are enhanced.
- 1.1.28 Bradford North West also includes four commitment sites (NW/001, NW/007, NW/032 and NW/063), two discounted sites (NW/045 and NW/128), one alternative site (NW/033), one rejected site (NW/031A) and one PO Reserve (NW/020), which have also been assessed below.

# Summary table of effect scores predicted for housing site options in Bradford North West

PO Ref.	Site	SA Objective																		
		1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19
NW1/HC	NW/001	-	-	+/-	+	-	+/-	+	-		++	+	+	+/-	+	+/-	++	++	+	+
NW2/H	NW/002	-	-	+/-	-	-	+/-	+	+		+	+	+	++	+	+/-	++	+	+	+
NW3/HC	NW/007	-	-	-	+	-	-	-	-		+	+	+	+/-	+	+/-	++	++	+	+
NW4/H	NW/010	-	-	+/-	+	-	+	+	+		+	+	+	+	+	+/-	++	++	+	+
NW5/H	NW/012B	-	-	+/-	-	-	+	+	+		+	+	+	++	+	+/-	++	++	+	+
NW6/H	NW/013	-	-	+/-	+	-	+/-	+	0		+	+	+	++	+	+/-	++	++	+	+
NW7/H	NW/015	-	-		+	-		-	0	-	-	+	-	+	+	+/-	+	+	+	+
NW8/H	NW/018	-	-		+	+		-	0	-	-	+	+	+	+	+/-	+	-	+	+
NW9/H	NW/023	-	-		+	+		-	0	-	-	+	-	+	+	+/-	+	+	+	+
NW10/H	NW/024	-	-		+	+		-	0	-	-	+	+	+	+	+/-	+	-	+	+
NW11/H	NW/026B	-	-		+	-	-	-	0	-	+	+	+	+	+	+/-	+	+	+	+
NW12/H	NW/030C	-	-	-	+	-		-	0	-	+	+	+	+	+	+/-	++	++	+	+
NW13/H	NW/031B	-	-		+	-		-	0	-	+	+	+	+	+	+/-	++	+	+	+
NW14/HC	NW/032	-	-	-	+	-		-	-	-	-	+	+	+	+	+/-	+	++	+	+
NW15/H	NW/040	-	-		+	-		-	0	-	+	+	+/-	++	+	+/-	++	++	+	+
NW16/H	NW/041A	-	-		+	-		-	-	-	+	+	+/-	++	+	+/-	++	++	+	+
NW17/H	NW/041B	-	-		-	-		-	0	-	+	+	+/-	++	+	+/-	++	+	+/-	+
NW18/H	NW/046	-	-		-	-		-	0	-	+	+	+	++	+	+/-	++	++	+	+
NW19/H	NW/049	-	-		-			-	0	-	+/-	+	-	+	+	+/-	++	+	+	+
NW20/H	NW/052	-	-	+/-	+	-	+	+	+		+	+	+	+/-	+	+/-	++	++	+	+
NW21/H	NW/054	-	-	+/-	-	-	-	-	+		+	+	+	++	+	+/-	++	+	+/-	+/-
NW22/H	NW/066	-	-	+		-		+	+/-	-	+	+	+	+	+	+/-	++	++	+	+
NW23/H	NW/073	-	-	+/-	+	-	+	+	+		+	+	+	++	+	+/-	++	++	+	+
NW24/H	NW/080	-	-	-	+	+		-	0	-	+	+	-	++	+	+/-	++	++	+	+
NW25/H	NW/084	-	-	+/-	+	-	+	+	0		+	+	+	++	+	+/-	++	+	+	+
NW26/H	NW/087	-	-	+/-	+	-		+	0	-	+	+	+	+	+	+/-	+	++	+	+
NW27/H	NW/088	-	-	+/-	+	-		-	-		++	+	+	+	+	+/-	++	++	+	+
NW28/H	NW/099	-	-	-	+	-	+/-	-	-	-	+	+	+	++	+	+/-	++	++	+	+
NW29/H	NW/104	-	-	+/-	+	-		-	0	-	+	+	+	+	+	+/-	++	++	+	+
NW30/H	NW/111	-	-	+	+	+	+	+	+/-	-	+	+	+	+	+	+/-	++	++	+	+
NW31/H	NW/123	-	-	+/-	+	-	+/-	+	+/-		+	+	+	++	+	+/-	++	++	+	+
NW32/H	NW/125	-	-	+/-	-	-		+	+	-	+	+	+	+	+	+/-	+	++	+	+
NW33/H	NW/126	-	-	+/-	+	-	+	+	+	-	+	+	+	+	+	+/-	++	++	+	+
NW34/H	NW/129	-	-	+/-	+	-	+/-	+	+	-	+	+	+	++	+	+/-	++	++	+	+
NW35/H	NW/130	-	-	+/-	+	-	+	+	0		++	+	+	+	+	+/-	++	++	+/-	+
NW36/H	NW/131	-	-		-	-		-	-		++	+	+	+/-	+	+/-	++	++	+	+

ĸ	e	v	•

noy:	
Major positive (significant)	++
Minor positive	+
Neutral/negligible	0
Minor adverse	-
Major adverse (significant)	
Equally positive and adverse effects	+/-
Uncertain	?

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/001 - Snowden Street	0.49	Area of hardstanding and an area of vegetation	Brownfield	229 dwellings	Preferred Option (Commitment): NW1/HC

### Summary of assessment for NW/001:

The site could deliver major positive effects for residents on the health, transport and education SA Objectives as a result of being within the target distances for all necessary health facilities, bus stops and a rail link, and centres for primary and secondary education.

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being entirely within the CAZ. Development here could potentially make achieving air quality improvement targets within the CAZ more difficult. Minor positive effects were predicted for nearly all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to local services and amenities and employment areas.

As a vacant PDL site, there are opportunities here for achieving biodiversity net gains and enhancing the local townscape character, depending on the design and implementation of the development. The south-west corner of the site adjoins a Grade II Listed Building, around careful consideration would be required in the site's planning application so as not to adversely alter the setting of this heritage asset.

SA Objective	Baseline	Effect on	SA Object	tive								
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
3 Land &		+/-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a - 3f				
Buildings	Site is a PDL. ALC Grade at the site is 'Urban'. Site coincides with coal and sandstone MSAs. Site would be efficient use of land subject to the potential effects on the MSAs.											
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
resilience		Site is in FZ1 and has a limited extent of land at a low risk of surface water flooding. However, development could lead to an increase in impermeable surfaces, compared to current levels.										
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e				
resources		Site does not coincide with a GSPZ and is not within 100m of a surface waterbody. Development at the site would be likely to result in a minor increase in water consumption.										
6 Biodiversity & geodiversity		+/-	Р	LT	IR	M	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f				

24.01: "	Baseline	Effect on	SA Objec	tive								
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
	condition designat introduct The site	n. New devition and we tion of GI e	velopme ould be a elements n a SSSI	nt here wa good o	vould be pportuni Risk Zon	unlikely ty to deli e. Furth	be likely that it is of limited biodiversity value to result in any discernible effects on a biover biodiversity net gains at the site such a er consideration of the likely risks should bundertaken if necessary.	diversity s through the				
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a				
andscape k pwnscape	characte this loca elements	er. It is con tion has a s of high vi by various	sidered more po isual am	to be like sitive inf enity val	ely that n luence o ue or by	ew deve n the loo ensuring	ndition, appears to detract from the local to elopment at the site would be an opportunit cal townscape character, such as by incorp g that the new development is of a high qual newhat dependent on the design and imple	y to ensure that corating GI ality design (as				
		-	Р	LT	R	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b				
3 Cultural neritage	Listed B	South west corner of the site adjoins the Grade II Listed Building 'First Church of Christ Scientist'. The Grade II Listed Building 'Masonic Hall' is 10m north of the site. New development at this open site could potentially adversely alter the setting of these sensitive heritage assets.										
			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
Air quality	Site is entirely situated within a CAZ, therefore development at this location could make achieving air quality improvement targets increasingly difficult due to the pollution associated with the construction and occupation of new homes.											
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5 TR6	10a – 10d				
10 Transport	Site is within 150m of multiple bus stops with frequent services. The nearest railway station, Bradford Forster Square, is 340m south-east. Site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.											
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
1 Housing	types an minimun	nd tenures n criteria o	of the ho	ousing is s HO4 ar	provided nd HO5 (	d in line 10 or mo	wards satisfying Bradford's housing needs with the Local Plan policies. The developm ore homes, or an area of more than 0.5ha) to reflect local need.	ent would meet th				
2 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a				
ervices		The site is within 600m of a broad range of services and facilities, such as those in Forster Square Shopping Park and along Manningham Lane.										
	I and and	a along ivia	ammynic	ani Lane.								

	Baseline	Effect on	SA Objec	tive							
SA Objective trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
13 Social cohesion	without of without to local ser	disrupting of the develop the of com	cohesive pment be munity a	eness of eing of a and place	existing scale the. Howe	commun at may p /er, site i	in an existing community in an area of high ity, encouraging participation and communiout pressure on local services and facilities on swithin 40m of the A6181, which would be osure to air pollution and noise and visual displacements.	ty interaction, or could alter the likely to impact on			
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a			
leisure			-				would have excellent access to a diverse reatres and places of worship.	ange of culture			
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	location out. How	where the vever, new surveillance	re are cu develor	urrently noment co	o reside ould pote	ntial recentially erombat the	ild introduce new potential targets and victir eptors, and so an increase in crime at the si thance community cohesion and wellbeing, e local risk of crime.  SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9,	te cannot be ruled or increase			
16 Health		++ ts would b a general	e within	550m of	the near		CO1, CO2, CO3, DS1, DS5 ical centre, Clarendon Medical Centre. The	16a, 16b site is 1.8km			
	Residen	Residents would have sufficient access to green space, the nearest being Peel Park 1km north-east, providing outdoor exercise opportunities, which could improve both physical and mental health for the residents of the development.									
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education		The nearest primary school, Green Lane Primary School, is 750m north-west of the site. The nearest secondary school, Feaversham College, is 1km north-east of the site.									
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment	opportur		e centre	of Bradfo			l o a broad range of high quality and diverse Thonton Road and Canal Road Employme				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	as by ind	creasing th sinesses. <i>I</i>	ie demai An impro	nd for loo	cal goods in the bu	s and se ilt enviro	I Id have a minor beneficial impact on the loc rvices and enhancing the pool of potential e nment could lead to an improved attractived help tackle local deprivation.	mployees for			

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/002 - Drummond		PDL, vacant			Preferred
Trading Estate, Lumb	3.03	brownfield plot	Brownfield	170 dwellings	Option: NW2/H
Lane					14002/11

### Summary of assessment for NW/002:

A significant negative effect has been predicted for the air quality SA Objective due to the site being situated within the CAZ. No other significant effects predicted for the site. Small areas of the site are at a medium and high surface water flood risk and it is unclear if this could be entirely avoided through a careful layout. NW/002 would be a good opportunity to deliver biodiversity net gains and improvements to the local character as well as improvements to the setting of nearby Listed Buildings/structures. There was a Grade II listing on site associated with Drummond's Mill. However, following a fire, most of the site has now been cleared and the former mill lost, leaving some limited listed structures remaining on the south part of the site. There is an opportunity for a well-designed development to have a positive impact on the setting of these assets. The site is within 20m of a Conservation Area and within 115m of another Conservation Area. The site is well located to provide residents at the site with good access to key services and amenities, buses, jobs, shops, and schools, with particularly good access to health facilities.

SA Objective	Baseline	Effect on SA Objective										
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a – 3e				
3 Land & Buildings	MSA wit		coincide	s. The A			e of land, depending on the potential impar f urban grade. There may be an opportunit					
4 Climate		-	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
change resilience	Site is within FZ1. The site contains small areas of land at a medium and a high risk of surface water flooding unclear if this land could be entirely avoided through a careful layout of development given the number of dwellings being considered at the site.											
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e				
resources		Site is not in a GSPZ. No surface waterbodies within 100m of site. Development would result in a minor net increase in water consumption at this location in relation to existing levels.										
6 Biodiversity & geodiversity		+/-	Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h				
		•			•		elopment could be an opportunity to enhan					
	The site	value of the site as well as its contribution to the connectivity of the local and wider ecological network.  The site is located within 5.2-6km from SSSIs Bingley South Bog and Trench Meadows. The site falls within a SSSI Impact Risk Zone. Further consideration of the likely risks should be undertaken at the site level and consultation with Natural England undertaken if necessary.										
		+	Р	LT	IR	M	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b				

	Baseline	Effect on	SA Objec	tive							
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
7 Landscape & cownscape							development would be an opportunity to eping with the existing built form of the local	•			
8 Cultural neritage		+	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b			
	however listed straight develop remaining.  There are which is the setting.	r this was I ructures re ment at thing heritage re several adjacent tong of these is within 2	argely d main on s site wo assets.  Grade II o the site sensitiv	estroyed the sout ould bring Listed B e's weste ve heritan	following her part of genew in suildings ern peringe asset	g a fire. If the site, vestment in proximater. Detections.	In the site has largely been cleared, although which should be retained. A well-designed that could help to enhance and preserve with the site, including the Church of St Novelopment at NW/002 would be an opportunity to enhance the local setting of the protunity to enhance the local setting of the content of the site	n some limited of residential the setting of the Mary Magdalene, unity to enhance			
			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c			
9 Air quality	Development is within a CAZ and would likely make it difficult to achieve clean air targets due to an increase in air pollution at the site in relation to existing levels, due to the construction and occupation of new homes and the associated transport movements and household pollution.										
10 Transport	Railway		he site is	s very ac	-		SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  ces and 930m north-west of Bradford Forstrians and cyclists although there is a lac	•			
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a			
11 Housing	on the ty	pes and to minimum	enures o criteria	of the hou	ising is p s HO4 a	orovided i and HO5	Ition towards satisfying Bradford's housing n line with the Local Plan policies. The de (10 or more homes, or an area of more the houses to reflect local need.	velopment would			
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a			
services		of services and amenities in highly access	sible locations,								
	molading	y mose arc	ouna 600	JIII West	пеаг ыа	ck Abbey	and Forster square retail park.				

SA Objective	Baseline	Effect on S	SA Object	ive								
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
13 Social cohesion	without o	disrupting (	cohesive oment be	ness of eing of a	existing of scale that	communi	n an existing community in an area of high ty, encouraging participation and communit ut pressure on local services and facilities o	y interaction,				
14 Culture & leisure	+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a					
	Site offe	rs resident	s with go	ood acce	ess to cul	tural and	leisure areas in Manningham and Black Ab	bbey.				
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
15 Safe & secure	locations	New residential development at the site would introduce new potential victims or targets of crime at vacant ocations where currently there are none, but it could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.										
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
16 Health	provide	Site is 250m from Claredon Medical Centre and within 2.5km of Bradford Royal Infirmary Hospital. Site would provide new residents with good access to Peel Park and Lister Park providing outdoor exercise opportunities, via the local PRoW network.										
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
Education		Site is 250m south of Green Lane Primary School. The closest secondary school, St Bede's and St Joseph Catholic College, is 1.3km north of the site, putting it just outside the desirable range.										
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
Employment		Site would provide residents with excellent access to a broad range of high quality and diverse employment opportunities nearby in Bradford city centre.										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	increasir business	ng the dem ses. An im	and for loror	local goo	ods and s built env	services a vironmen	ve a minor beneficial impact on the local ec and enhancing the pool of potential employe t could lead to an improved attractiveness to ckle local deprivation.	ees for local				

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/007 - Spring Bank Place	0.57	Site is a mix of hard standing, a large building, and an area of woodland	Mix	14 dwellings	Preferred Option (Commitment): NW3/HC

### Summary of assessment for NW/007:

The site could deliver major positive effects for residents on both the health and education SA Objectives as a result of being within the target distances for all necessary health facilities and centres for primary and secondary education.

A major adverse effect has been predicted for the air quality SA Objective as a result of the site being situated entirely within the CAZ and adjacent to an AQMA. This could potentially make achieving air quality improvement targets more difficult.

Minor positive effects were predicted for nearly all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and employment areas.

Minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a majority greenfield site containing GI elements including trees. The site is within the Apsley Conservation Area, and new development here could have an adverse effect on the setting of this sensitive historic area.

0.4.01: "	Baseline	Effect on S	SA Object	tive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
3 Land &		-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a – 3e				
Buildings	Site is pa	te is partially PDL. ALC Grade at the site is 'Urban'. Site coincides with coal and sandstone MSAs.										
		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
		Site is in FZ1 and has a limited extent of land at a low risk of surface water flooding. However, development could lead to an increase in impermeable surfaces, compared to current levels.										
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e				
resources		Site does not coincide with a GSPZ and is not within 100m of a surface waterbody. Development at the site would be likely to result in a minor increase in water consumption.										
6		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f				
Biodiversity & geodiversity	value in	Site is partly greenfield containing various GI elements including trees and it is likely to be of some biodiversity value in its current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity.										
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b				

	Baseline	Effect on S	SA Objec	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
7 Landscape & townscape	National development the site thigh quasite current on the rise	Parks or Ament at this there could ality design ently conta	AONBs. s location of potential and incoming several could be	The site on to alter ally be operation or all trees on the lost as	is partia r the loca pportunit ng new G s and sor s a result	lly PDL. al townso ties for e GI elemen me wood	Scernible effect on any landscape designation of the content of th	for new on the condition of evelopment of a es. However, the alue and, based
8 Cultural		-	Р	LT	IR	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
heritage							which is a range of Grade II Listed Buildings diverse effect on the character of the Conser	
			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	make ac	-	quality	improver	ment tar	gets incr	to an AQMA, therefore development at this easingly difficult, due to the pollution associated	
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	at Bradfo local top	ord Forster	Square	Railway a hill), a	Station. and the la	. Site ap	nt services. The nearest railway station is 1 pears to be accessible via walking and cycli signated cycle paths in the local area, could	ng, although the
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimun	d tenures n criteria of	of the ho	ousing is s HO4 ar	provided nd HO5 (	d in line (	wards satisfying Bradford's housing needs, with the Local Plan policies. The developme ore homes, or an area of more than 0.5ha), to reflect local need.	ent would meet the
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
services		is within 6 ham Lane		a broad r	ange of	services	and facilities, such as those along Queen's	Road and
		+/-	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	without of without t local ser	disrupting of the develop the of com	cohesive oment be munity a	eness of eing of a and place	existing scale the . Howe	commun at may p ver, site i	I in an existing community in an area of high ity, encouraging participation and community the pressure on local services and facilities on the would be soure to air pollution and noise and visual discourse.	ty interaction, or could alter the likely to impact or

	Baseline	Effect on S	SA Objec	tive				Mitigation code(s)
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure							o a diverse range of culture and leisure oppisure facilities along Queen's Road and Mar	
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a
secure	out. Hov	vever, new	develop	oment co	uld pote	ntially e	eptors, and so an increase in crime at the s nhance community cohesion and wellbeing, e local risk of crime.	
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, C01, C02, C03, DS1, DS5  dical centre, Clarendon Medical Centre. The	16a, 16b
16 Health	Residen	opportunit	ave exc	ellent acc	cess to g	green sp	ace, including Peel Park and Lister Park, pr nysical and mental health for the residents o	-
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
Education		rest primai Feavershai	-			-	nool, is 650m south-west of the site. The ne site.	arest secondary
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
18 Employment		•			•		to a broad range of high quality and diverse canal Road Employment Zone which is 30	
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	as by ind	creasing th sinesses. <i>P</i>	e dema An impro	nd for loo	cal good: in the bu	s and se ilt envird	I ld have a minor beneficial impact on the locarvices and enhancing the pool of potential enhancement could lead to an improved attractive help tackle local deprivation.	employees for

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/010 - Mansfield Road	0.21	PDL, vegetation and hardstanding	70% Brownfield	16 dwellings	Preferred Option: NW4/H

# Summary of assessment for NW/010:

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being within the CAZ. The site is also 200m north of an AQMA. No other significantly adverse effects predicted. The site would be a good opportunity to deliver biodiversity net gains, improvements to the local character, as well as further preservation/enhancements to the St Paul's Conservation Area it falls within. The site is well located to provide residents here with good access to key services and amenities, buses, jobs, shops, and cultural spaces, with particularly good access to schools and health facilities.

SA Objective	Baseline	Effect on S	SA Object	ive					
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3b, 3c	
3 Land & Buildings	MSA wh	ich it is sitı	uated wi	thin. It is	unknow	n if the e	se of land, depending on the potential impac xisting buildings on-site could be re-used bu ne ALC of the site is of urban grade.		
4 Climate change		+	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e	
resilience	Site is w	ithin FZ1 a	and not a	t risk of	surface \	water flo	oding.	1	
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e	
resources							100m of site. Development would result in a strong to existing levels.	a minor net	
6 Biodiversity		+	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h	
& geodiversity	predomi	nantly brow	wnfield b	ut contai	ins a sm	all area d	on a sensitive biodiversity designation. The sof a limited number of GI elements in its sour there could deliver biodiversity net gains.		
7 Landscape		+	Р	LT	IR	M	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b	
& townscape							e development would be an opportunity to im eping with the existing built form of the local	•	
		+	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None	
8 Cultural heritage	opportur		ove the				elopment at this predominantly brownfield sit and to preserve and enhance the setting an		
9 Air quality			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c	

	Baseline	Effect on	SA Objec	tive									
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
	pollution		in relati	on to ex	isting lev	els, due	it difficult to achieve clean air targets due to to the construction and occupation of new h lution.						
10		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d					
Transport	which ha		t service	s. The s	ite is ver		rices. Site is within 1.4km north of Frizingha ible for pedestrians and cyclists although th	-					
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a					
11 Housing	on the ty meet the	pes and te minimum	enures o criteria	f the hou of policie	using is p es HO4 a	orovided and HO5	tion towards satisfying Bradford's housing r in line with the Local Plan policies. The dev (10 or more homes, or an area of more tha houses to reflect local need.	elopment would					
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a					
services		Site would have excellent access to a diverse range of services and amenities in highly accessible locations, being within a 250m walk of services and amenities along Oak Lane.											
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a					
13 Social cohesion	participa services could po	Development would situate new residents within an existing community of high deprivation, encouraging participation and community interaction, without the development being of a scale that could put pressure on local services and facilities or could alter the local sense of community and place. Site is within 100m of A650, which could potentially impact on the quality of life of new residents here as a result of exposure to air pollution and noise and visual disturbances.											
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a					
eisure			_				d leisure areas, being within a 500m walk of lisle Road.	f a varied array of					
45060		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a					
15 Safe & secure	locations	s where cu	rrently th	nere are	none, bu	ut it could	duce new potential victims or targets of crimed potentially enhance community cohesion and the local risk of crime.						
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b					
16 Health	Infirmary	/ Hospital.	Resider	nts would	have ex	xcellent a	y Health Centre. Site is within 2km east of I access to outdoor space, which can have po ark, Lister Park and Bradford City Football	sitive health					

SA Objective	Baseline	Effect on S	SA Object	ive							
,	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education	Site is w	is within 450m Westbourne Primary School and within 1.2km of Oasis Academy Secondary School.									
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
Employment	Site would provide residents with excellent access to a broad range of high quality and diverse employment opportunities nearby, with five employment sites within 5km around the centre of Bradford.										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	increasir business	ng the dem ses. An imp	nand for broveme	local goo	ods and s built env	services /ironmer	and enhancing the pool of potential employent could lead to an improved attractiveness to ackle local deprivation.	ees for local			

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/012B - St Marys Road	0.22	PDL, vegetation and hardstanding	60% Brownfield	10 dwellings	Preferred Option: NW5/H

## Summary of assessment for NW/012B:

A significant adverse effect has been predicted for the air quality SA Objective due to the site being within the CAZ. An AQMA is also 350m south-east of the site. No other significant adverse effects predicted for the site. Development here would likely be an opportunity to deliver biodiversity net gains, improvements to the local townscape character, and improvements to the setting of St Paul's Conservation Area as well as three Grade II Listed Buildings in proximity to the site. The site is well located to provide residents with good access to key services and amenities, jobs, shops, and cultural spaces, with particularly good access to schools and health facilities.

	Baseline	Effect on S	SA Objec	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land & Buildings	MSA wh	ich it is situ	uated wi	thin. It is	unknow	n if the e	SP4, SP8, SP9, HO2, TR5 se of land, depending on the potential impact in the second by the second be re-used by the ALC of the site is of urban grade.	
4 Climate change resilience	land in th	P LT IR H SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, 4a – 4e is within FZ1. The western portion of the site is at a low risk of surface water flooding, with a small area of d in the site's south-western corner at a medium risk. It is unclear if this could be entirely avoided through a eful layout of development given the relatively small size of the site.						
5 Water resources							SP9, EN1, EN2, EN7, EN9 100m of site. Development would result in ation to existing levels.	5a – 5e a minor net
6 Biodiversity & geodiversity					nity to de		SP10, SP11, EN1, EN2, EN3, EN7, EN9 discernible impact on a sensitive biodiversit diversity net gains.	
7 Landscape & townscape	Site would not affect an AONB or National Park. Development at the site would be an opportunity to improve						ty to improve the	
8 Cultural heritage	buildings	s here, it is	conside	ered to be	e likely th	nat new	SP2, SP10, EN3, EN4, EN5, EN6, DS3  In the existing site use, and the condition of the development at the site would be an opported Buildings in proximity to the site.	•

	Baseline	Effect on	SA Object	tive									
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
0. A in any alife.			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c					
9 Air quality	pollution	Development is within a CAZ and would likely make it difficult to achieve clean air targets due to an increase in ai pollution at the site in relation to existing levels, due to the construction and occupation of new homes and the associated transport movements and household pollution. An AQMA is 350m south-east of the site.											
10		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d					
Transport	has freq		es. The	site is ve	ery acces		ices. Site is 1.4km south of Frizinghall Rail r pedestrians and cyclists although there is	-					
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a					
11 Housing	on the ty meet the	pes and te minimum	enures of criteria	f the hou of policie	sing is p s HO4 a	orovided and HO5	tion towards satisfying Bradford's housing r in line with the Local Plan policies. The dev (10 or more homes, or an area of more tha houses to reflect local need.	elopment would					
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a					
services	Site would have excellent access to a diverse range of services and amenities in highly accessible locations, being within a 250m walk of services and amenities along Oak Lane.												
13 Social		++	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a					
cohesion	participa	ition and c	ommunit	y interac	tion, with	hout the	existing community of high deprivation, enc development being of a scale that could pu of community and place.						
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a					
eisure			-				d leisure areas, being within a 500m walk of lisle Road.	f a varied array of					
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a					
15 Safe & secure	New residential development at the site would introduce new potential victims or targets of crime at vacant locations where currently there are none, but it could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.												
40.11. 11		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b					
16 Health	Infirmary	/ Hospital.	Residen	its would	l have ex	cellent a	y Health Centre. Site is within 2km east of E access to outdoor space, which can have po ark, Lister Park and Bradford City Football (	sitive health					

SA Objective	Baseline	Effect on S	SA Object	ive							
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education	Site is w	e is within 450m Westbourne Primary School and within 1.2km of Oasis Academy Secondary School.									
18		Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
Employment	Site would provide residents with excellent access to a broad range of high quality and diverse employment opportunities nearby, with five employment sites within 5km around the centre of Bradford.										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	increasir business	ng the dem ses. An imp	nand for broveme	local goo	ods and s built env	services /ironmer	Id have a minor beneficial impact on the local and enhancing the pool of potential employent could lead to an improved attractiveness tackle local deprivation.	ees for local			

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/013A - Priestman Street	0.89	PDL, derelict buildings and parking	Brownfield	61 dwellings	Preferred Option: NW6/H

## Summary of assessment for NW/013A:

A significant adverse effect has been predicted for the air quality SA Objective due to the site being within the CAZ. No other significant effects predicted. The site would be a good opportunity to deliver biodiversity net gain and improvements to the local townscape character. The site is well located to provide residents with good access to key services and amenities, jobs, shops, and cultural spaces, with particularly good access to schools and health facilities.

	Baseline	Effect on S	SA Object	tive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
3 Land &		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3b, 3c				
Buildings							se of land, depending on the potential impa LC of the site is of urban grade.	cts on the coal				
4 Climate change		+	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
resilience	Site is w	ithin FZ1 a	and not a	at risk of	surface	water flo	oding.					
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e				
resources		Site is not in a GSPZ. No surface waterbodies within 100m of site. Development would result in a minor net increase in water consumption at this location in relation to existing levels.										
6 Biodiversity & geodiversity		+/-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h				
		•			•		relopment could be an opportunity to enhan nectivity of the local and wider ecological n	•				
	The site is approximately 4.8km from Trench Meadows, 5.5km from Bingley South Bog and 8.9km from the Sepannine Moors, all of which are SSSIs. The site falls within a SSSI Impact Risk Zone. Further consideration of likely risks should be undertaken at the site level and consultation with Natural England undertaken if necessions.											
7 Landscape		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b				
& townscape							e development would be an opportunity to in eping with the existing built form of the loca	•				
		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None				

SA Objective	Baseline trend	Effect on SA Objective						
		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
8 Cultural heritage	The site is within 200m of several Grade II Listed Buildings as well as St Paul's Conservation Area. However, given the topography and the existing built form surrounding the site, development here would be unlikely to be viewable from any heritage asset or historic area.							
9 Air quality			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
	Development is within a CAZ and would likely make it difficult to achieve clean air targets due to an increase in air pollution at the site in relation to existing levels, due to the construction and occupation of new homes and the associated transport movements and household pollution.							
10 Transport		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
	Site is within 200m of a bus stops with frequent services and 1.5km north west of Bradford Forster Square Railway Station. The site is very accessible for pedestrians and cyclists although there is a lack of designated cycle paths in the local area.							
11 Housing		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
	Site could potentially make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.							
12 Accessible services		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
	Site would have excellent access to a diverse range of services and amenities in highly accessible locations, including those around 600m north east in Manningham.							
13 Social cohesion		++	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
	Development would situate new residents within an existing community of high deprivation, encouraging participation and community interaction, without the development being of a scale that could put pressure on local services and facilities or could alter the local sense of community and place.							
14 Culture & leisure		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
	Site offers residents with good access to cultural and leisure areas, including those in Manningham to the north east and Black Abbey to the south.							
15 Safe & secure		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
	New residential development at the site would introduce new potential victims or targets of crime at vacant locations where currently there are none, but it could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.							
	morease	, natural 30	P	LT	IR	H	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9,	

	Baseline	Effect on	SA Object	tive									
SA Objective		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
	Hospital	Site is 650m south of Westbourne Green Community Health Centre and within 2km of Bradford Royal Infirmary Hospital. Site would provide new residents with good access to Peel Park and Lister Park providing outdoor exercise opportunities, via the local PRoW network.											
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b					
Education		Site is 220m North of Atlas community Primary School and within 2km of St Bede's and St Joseph Catholic College.											
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b					
Employment	Site would provide residents with excellent access to a broad range of high quality and diverse employment opportunities in Manningham as well as at the Business Development Zones and Employment Zones in Bradford												
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b					
19 Economy	Construction and occupation of new homes could have a minor beneficial impact on the local economy, increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.												

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential developmen t	Status
NW/016 – Mount Pleasant Farm, Sandy Lane	11.17	Farm and Greenfield land	Greenfield 100%	293 dwellings	SUE site / Reject ed as a single stand alone site

Summary of assessment for NW/016: Significant adverse effects predicted due to the loss of greenfield land. Minor adverse effects predicted for air quality, water resources, biodiversity, landscape, transport and accessible services. The site is well located to provide residents with good access to jobs, and health and educational facilities.

		Effect on S	SA Obje	ctive									
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
3 Land &			Р	LT	IR	L	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e					
Buildings		reenfield a		uld consi	st of the I	loss of	>0.4ha of greenfield land. Site coincides with	a coal MSA. ALC					
4 Climate		+	Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
change resilience	with the	The site is within FZ1 and is at low risk of surface water flooding. The site's climate resilience could be improved with the inclusion of GI in development, although this is somewhat dependent on implementation and there is likely to be a net loss in GI regardless.											
5 Water	•	-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e					
resources		s not coinc to result in						t at the site would					
6		-	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f					
Biodiversity & geodiversity	Site is greenfield containing various GI elements and is likely to be of some biodiversity value in its current condition. New development here could reduce biodiversity value at the site and reduce local ecological												
geranien	0011110011	-	Р	LT	IR	L	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b					
7 Landscape & townscape	National that con adverse form, wh	Parks or A tains GI ele ly alter the	ONBs ements local to help to	. Howeve of poten ownscape limit the	er, reside tially high e and lan magnitud	ntial de n visual dscape de for p	discernible effect on any landscape designate evelopment at this site could result in the loss amenity, including trees, and it would therefore character. The site is adjacent to existing restotential effects, but at this stage a minor advut.	of open greenfield fore be likely to esidential built					
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None					
heritage	Develop	ment at the	e site w	ould be	unlikely to	o have	a discernible impact on any heritage asset of	r historic area.					
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c					
9 Air quality	homes v	ment would vould be ex ed with ho	<i>c</i> pected	to resul	t in a mir	or incre	on an AQMA or CAZ. The construction and ease in air pollution in relation to existing lev	occupation of new els due to pollution					
		-	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d					
10 Transport		Site is within 400m of multiple bus stops with frequent services. The nearest railway station is 3.4km north at Bingley Railway Station, this is outside of the desired range. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.											
	somewh		or cycli	Sis with a									
		at limited f	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a					
11 Housing	The site types an minimum	at limited f  +  could maked tenures of criteria of	P e a mir of the h	LT nor positi nousing is es HO4 a	IR ve contril s provide nd HO5	l bution t d in line (10 or r		depending on the ent would meet the					

		Effect on S	SA Obje	ctive							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
12 Accessible services	The residence ast of the		e site v	vould not	have co	nvenier	nt access to services, the nearest supermarke	et being 1.8km			
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a			
13 Social cohesion	without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.										
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a			
leisure		nts, church					range of culture and leisure opportunities inc				
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.										
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
16 Health	Site is 2.2km west of the nearest GP surgery, Phoenix Medical Practice, this is outside of the desired range. The site is within 2.3km of a hospital, Lynfield Mount Hospital.  Residents at the site would have good access to a diverse range of semi-natural habitats with opportunities for outdoor exercise and community engagement.										
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education	The nea school, E	rest primai Beckfoot U	ry scho Ipper H	ol, Sandy eaton Sc	y Lane Pi chool, is 1	rimary S I.6km e	School, is 650m south east of the site. The neast of the site, which is outside of the desired	earest secondary I range.			
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
Employment					Thornto		broad range of high quality and diverse empemployment zone.	•			
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	as by inc	creasing th sinesses. <i>F</i>	ie dema An impr	and for lo ovement	in the bu	s and s ıilt enviı	uld have a minor beneficial impact on the loc ervices and enhancing the pool of potential e ronment could lead to an improved attractive o help tackle local deprivation.	mployees for			

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/020 - Haworth Road, Sandy Lane	7.5	Agricultural fields delineated by hedgerows	Greenfield, Green Belt	262 (based on 35dph)	Alternative

### Summary of assessment for NW/020:

Development at this site would be unlikely to result in a significant effect, either positive or negative, on any SA Objective. Minor positive effects were predicted for most socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, health centres and education facilities. However, access to services and amenities is somewhat limited, with residents having to travel outside the target distance.

As a large greenfield and Green Belt site containing various GI elements and with an area of TPO woodland adjoining the eastern perimeter, the development has been predicted to result in minor adverse effects on most natural environment themed SA Objectives. The loss of the greenfield site would be particularly likely to have a negative impact on the local landscape and townscape given its size and location sloping upwards away from the built form to the west,

04.01: (:	Baseline	Effect on	SA Object	tive							
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
3 Land &		-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, - 3e			
Buildings	Site is gr	reenfield. A	ALC Gra	de at the	site is C	Grade 4.	Site coincides with sandstone and coal MS.	As.			
4 Climate change		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
resilience							ow risk of surface water flooding and a very se in impermeable surfaces, compared to cu				
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e			
resources							100m of a surface waterbody. Development consumption.	nt at the site			
		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f			
6 Biodiversity & geodiversity	its currer ecologic affected 30m sou develope The site Pennine the likely	Site is greenfield containing various GI elements including trees and it is likely to be of some biodiversity value in its current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity. An area of TPO woodland adjoins the site's eastern perimeter, which could potentially be affected by development at the site such as through impacts on risk zones. Chellow Dean Ancient Woodland is 30m south of the site, which could potentially be exposed to increased recreational disturbances as a result of development at the site.  The site approximately 2.5km from Bingley South Bog, 3.3km from Trench Meadows and 6km from the South Pennine Moors, all of which are SSSIs. The site falls within a SSSI Impact Risk Zone. Further consideration of the likely risks should be undertaken at the site level and consultation with Natural England undertaken if necessary.									
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b			

0.01: "	Baseline	Effect on	SA Object	tive									
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
7 Landscape & townscape	National and Gree would th existing minor ac given the	Parks or A en Belt that erefore be residential dverse effe e size of th	AONBs.  at contain  blikely to  built for  ct on the  ae site ar	Howeverns GI ele adverse m, which local la and that it	r, resider ments of ely alter to would had ndscape is on slo	ntial devential potential he local he local and toward toward for the local here.	scernible effect on any landscape designation elopment at this site could result in the loss of ally high visual amenity, including trees and townscape and landscape character. The simit the magnitude for potential effects, but at the magnitude and such as particular and such as a distance.	of open greenfield hedgerows, and it te is adjacent to this stage a arly the case					
8 Cultural		0	Р	LT	R	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3SP2, SP10, EN3, EN4, EN5, EN6, DS3	None					
heritage	Development at the site would be unlikely to have a discernible effect on any sensitive heritage asset or historic area.												
9 Air quality		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c					
	homes v		xpected	to result	in a min	or increa	n an AQMA or CAZ. The construction and o use in air pollution in relation to existing level						
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d					
10 Transport	Site is within 350m of multiple bus stops with frequent services. The nearest railway station is 4.17km east at Frinzinghall Railway Station. Site appears to be accessible via walking and cycling, although the local topography (site is on a hill), and the lack of designated cycle paths in the local area, could potentially deter people from walking or cycling regularly.												
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a					
11 Housing	types an minimum	The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.											
12		-	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a					
Accessible services	find they	-	avel 1.1	km south	onto Al	lerton Ro	poor, with the offering in Sandy Lane limited pad or up to 1.6km east onto Heights Lane to ls.	-					
40.0		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a					
13 Social cohesion	interaction		t the dev	elopmer	it being o	of a scale	ommunity, encouraging participation and co e that may put pressure on local services an	-					

	Baseline	Effect on S	SA Object	tive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
leisure	Residents at the site would have access to a range of culture and leisure opportunities including pubs, restaurants, churches and outdoor leisure spaces in the centre of Sandy Lane or Allerton, which is easily accessible.											
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
15 Safe & secure	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.											
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
16 Health	site is 2.6km north-west of a general hospital, Bradford Royal Infirmary.  Residents at the site would have access to a diverse range of semi-natural habitats with opportunities for outdoor exercise, including at West Bradford Golf Club, which could improve both physical and mental health for the residents of the development.											
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
Education		rest prima Belle Vue S	-	-		-	chool, is with 400m west of the site. The nea	rest secondary				
		+/-	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
18 Employment	The site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford, including the Thornton Road Employment Zones which is 3.2km south-east of the site and the regional city centre slightly further afield to the south-east of the site. However, it is uncertain the extent to which the loss of agricultural land could impact on employment opportunities in agriculture in the local area.											
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	as by inc	creasing th	ie demai However	nd for loc	al goods	s and se	d have a minor beneficial impact on the locarvices and enhancing the pool of potential e to which the loss of agricultural land could i	mployees for				

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential developmen t	Status
NW/021 – Wilsden Road, Sandy Lane	3.24	Greenfield land	Greenfield 100%	85 dwellings	SUE site / Reject ed as a single stand alone site

Summary of assessment for NW/021: Significant adverse effects predicted due to the loss of greenfield land. Minor adverse effects predicted for air quality, water resources, biodiversity, landscape, transport and accessible services. The site is well located to provide residents with good access to jobs, and health and educational facilities.

		Effect on S	SA Obje	ctive									
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
3 Land &			Р	LT	IR	L	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e					
Buildings		Greenfield a t the site is		uld consi	st of the	loss of	>0.4ha of greenfield land. Site coincides with	a coal MSA. ALC					
4 Climate		+	Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
change resilience	with the	The site is within FZ1 and is at low risk of surface water flooding. The site's climate resilience could be improved with the inclusion of GI in development, although this is somewhat dependent on implementation and there is likely to be a net loss in GI regardless.											
5 Water		+	Р	LŤ	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e					
resources							waterbodies within 100m of the site. Developer consumption.	ment at the site					
6		-	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f					
Biodiversity & geodiversity	Site is greenfield containing various GI elements and is likely to be of some biodiversity value in it condition. New development here could reduce biodiversity value at the site and reduce local eco												
geranien	001111001	-	Р	LT	IR	L	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b					
7 Landscape & townscape	that con adverse form, wh	National Parks or AONBs. However, residential development at this site could result in the loss of open greenfield that contains GI elements of potentially high visual amenity, including trees, and it would therefore be likely to adversely alter the local townscape and landscape character. The site is adjacent to existing residential built form, which would help to limit the magnitude for potential effects, but at this stage a minor adverse effect on the local landscape and townscape cannot be ruled out.											
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None					
heritage	Develop	ment at the	e site w	ould be	unlikely t		a discernible impact on any heritage asset o	r historic area.					
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c					
9 Air quality	homes v	ment would would be exted with ho	xpected	d to resul	t in a mir	or incre	on an AQMA or CAZ. The construction and ease in air pollution in relation to existing lev	occupation of new els due to pollution					
		-	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d					
10 Transport	Bingley	Railway St	ation, t	his is out	side of th	ne desii	ent services. The nearest railway station is a red range. The site has good access for pedet of cycle paths.						
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a					
11 Housing			of the h	nousing is	s provide	d in line	owards satisfying Bradford's housing needs with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha)	ent would meet the					
TTTTOUSING							note nomes, of an area of more than o.sna). es to reflect local need.	that specify					

		Effect on S	SA Obje	ctive							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
12 Accessible services	The residence as tof the		e site v	vould not	have co	nvenier	nt access to services, the nearest supermarke	et being 1.7km			
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a			
13 Social cohesion	esion without disrupting cohesiveness of existing community, encouraging participation and community interaction without the development being of a scale that may put pressure on local services and facilities or could alt local sense of community and place.										
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a			
leisure		nts, church					range of culture and leisure opportunities inc				
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	location new dev	where the	re are c could p	urrently otentially	none, and enhance	d so an comm		out. However,			
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
16 Health	Site is 2.2km west of the nearest GP surgery, Phoenix Medical Practice, this is outside of the desired range. The site is within 2.4km of a hospital, Lynfield Mount Hospital.  Residents at the site would have good access to a diverse range of semi-natural habitats with opportunities for outdoor exercise and community engagement.										
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education							School, is 600m east of the site. The nearest le site, which is outside of the desired range.	secondary school,			
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
Employment				from the	Thornto	n Road	broad range of high quality and diverse emplemployment zone.	•			
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	as by ind	creasing the	e dema An impr	and for lo ovement	cal good in the bu	s and s iilt envii	uld have a minor beneficial impact on the loc ervices and enhancing the pool of potential e ronment could lead to an improved attractive o help tackle local deprivation.	employees for			

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential developmen t	Status
NW/022 – Wilsden Road, Sandy Lane	2.22	Greenfield land	Greenfield 100%	58 dwellings	SUE site / Reject ed as a single stand alone site

**Summary of assessment for NW/022:** Significant adverse effects predicted due to the loss of greenfield land. Minor adverse effects predicted for air quality, biodiversity, landscape, transport and accessible services. The site is well located to provide residents with good access to jobs, and health and educational facilities.

		Effect on S	SA Obje	ctive						
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
3 Land &			Р	LT	IR	L	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e		
Buildings		Site is Greenfield and would consist of the loss of >0.4ha of greenfield land. Site coincides with a coagrade at the site is 4.								
4 Climate		+	Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e		
change resilience	The site is within FZ1 and is at low risk of surface water flooding. The site's climate resilience could be im with the inclusion of GI in development, although this is somewhat dependent on implementation and the likely to be a net loss in GI regardless.									
5 Water		+	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e		
resources							vaterbodies within 100m of the site. Develop	ment at the site		
6		-	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f		
Biodiversity & geodiversity		n. New dev					nd is likely to be of some biodiversity value in odiversity value at the site and reduce local e			
-		-	Р	LT	IR	L	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b		
7 Landscape & townscape	National that cont adversel form, wh	Parks or A tains GI eld y alter the	AONBs ements local to help to	Howeve of poten wnscape limit the	er, reside tially high e and lan magnitud	ntial de n visual dscape de for p	discernible effect on any landscape designativelopment at this site could result in the loss amenity, including trees, and it would therefore character. The site is adjacent to existing restricted effects, but at this stage a minor advert.	of open greenfield ore be likely to sidential built		
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None		
heritage	Develop	ment at the					a discernible impact on any heritage asset or			
9 Air quality	- P LT IR H SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 9a – 9c							occupation of new		
		-	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d		
10 Transport	Bingley I	Railway St	ation, t	his is out	side of th	ne desir	ent services. The nearest railway station is 3 ed range. The site has good access for pede of cycle paths.			
11 Housing		+	P	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a		

		Effect on S	SA Obje	ctive						
SA Objective Baseline trend Score of effect Baseline United Score of effect Score of effect Baseline United Score of effect Ba	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)							
	The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify									
							es to reflect local need.	iriai speeriy		
12		-	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a		
Accessible services	The residence ast of the		e site v	vould not	have co	nvenien	t access to services, the nearest supermarke	t being 1.7km		
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a		
13 Social cohesion	without o	disrupting o	cohesiv oment l	eness of a	existing a scale th	commu	thin an existing community in an area of high inity, encouraging participation and communit put pressure on local services and facilities of	y interaction,		
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a		
leisure		ts at the sints, church					range of culture and leisure opportunities inc	luding pubs,		
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a		
15 Safe & secure	location new dev	where thei	re are c could p	urrently otentially	none, and enhance	d so an e comm	ould introduce new potential targets and victin increase in crime at the site cannot be ruled unity cohesion and wellbeing, or increase na	out. However,		
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b		
16 Health	site is wi Residen	thin 2.4km	of a ho te woul nd com	ospital, L d have g imunity e	ynfield M ood acce ngageme	lount Ho	diverse range of semi-natural habitats with o	pportunities for		
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
Education			aton S		1.6km ea	ast of th	School, is 400m east of the site. The nearest e site, which is outside of the desired range.	•		
18		+	P	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
Employment							broad range of high quality and diverse emp employment zone.	loyment		
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy	as by inc	creasing the	e dema An impr	and for lo ovement	cal good in the bu	s and s uilt envii	uld have a minor beneficial impact on the local ervices and enhancing the pool of potential e conment could lead to an improved attractiver o help tackle local deprivation.	mployees for		

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential developm ent	Status
NW/024 – Allerton Road, Prune Park Lane (Full Site)	20.75	Greenfield land	Greenfield 100%	622 dwellings	SUE site

Summary of assessment for NW/024(Full Site): Significant adverse effects predicted due to the loss of greenfield land and water resources. Minor adverse effects predicted for air quality, biodiversity, landscape, transport and distance to educational facilities. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and health facilities. Due to the size of the site, there is also a significant benefit towards the housing needs of Bradford.

		Effect on S	SA Obje	ctive					
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
Olond 9			Р	LT	IR	L	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e	
3 Land & Buildings							>0.4ha of greenfield land. Site coincides with pan, but majority is grade 4.	a coal and a	
4 Climate		+	Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e	
change resilience	with the		of GI in	developr	nent, alth		water flooding. The site's climate resilience consists is somewhat dependent on implementation		
5 Water			Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e	
resources							e are multiple waterbodies within the site bou a minor increase in water consumption.	ndary.	
6		-	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f	
Biodiversity & geodiversity		n. New dev					nd is likely to be of some biodiversity value in diversity value at the site and reduce local en		
		-	Р	LT	IR	L	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b	
							discernible effect on any landscape designations		
Landscape &	National that cont adversel form, wh	Parks or A ains GI eld y alter the ich would	AONBs. ements local to help to	Howeve of poten wnscape limit the	er, resider tially high e and land magnitud	ntial de visual dscape le for p	velopment at this site could result in the loss amenity, including trees, and it would therefor character. The site is adjacent to existing re otential effects, but at this stage a minor adve	of open greenfield ore be likely to sidential built	
7 Landscape & townscape 8 Cultural	National that cont adversel form, wh	Parks or A ains GI ele y alter the	AONBs. ements local to help to	Howeve of poten wnscape limit the	er, resider tially high e and land magnitud	ntial de visual dscape le for p	velopment at this site could result in the loss amenity, including trees, and it would therefor character. The site is adjacent to existing restential effects, but at this stage a minor advent.	of open greenfield ore be likely to sidential built	
Landscape & townscape 8 Cultural	National that cont adversel form, wh local lan	Parks or A ains GI ele y alter the ich would dscape an O	AONBs. ements local to help to d towns n/a	However of poten ownscape limit the scape ca n/a	er, resider tially high e and land magnitud nnot be r n/a unlikely to	ntial de n visual dscape le for p uled ou H o have	velopment at this site could result in the loss amenity, including trees, and it would therefor character. The site is adjacent to existing repotential effects, but at this stage a minor advent.  SP2, SP10, EN3, EN4, EN5, EN6, DS3  a discernible impact on any heritage asset or	of open greenfield one be likely to sidential built erse effect on the	
Landscape &	National that cont adversel form, wh local land Develop Develop homes w	Parks or A ains GI ele y alter the ich would dscape an O ment at the ment woul	AONBs. ements local to help to d towns n/a e site w P d not ha	However of poten ownscape limit the scape ca n/a ould be ue to the scape a district to result to	er, resider tially high e and land magnitud nnot be r n/a unlikely to IR cernible i	ntial de visual dscape le for p uled ou H have H mpact or incre	velopment at this site could result in the loss amenity, including trees, and it would therefor character. The site is adjacent to existing repotential effects, but at this stage a minor advent.  SP2, SP10, EN3, EN4, EN5, EN6, DS3 and discernible impact on any heritage asset or SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 on an AQMA or CAZ. The construction and coase in air pollution in relation to existing lever	of open greenfield ore be likely to sidential built erse effect on the None historic area.  9a – 9c occupation of new	
Landscape & townscape 8 Cultural heritage	National that cont adversel form, wh local land Develop Develop homes w	Parks or A ains GI ele y alter the ich would dscape an O ment at the ment would be expected.	AONBs. ements local to help to d towns n/a e site w P d not ha	However of poten ownscape limit the scape ca n/a ould be ue to the scape a district to result to	er, resider tially high e and land magnitud nnot be r n/a unlikely to IR cernible i	ntial de visual dscape le for p uled ou H have H mpact or incre	velopment at this site could result in the loss amenity, including trees, and it would therefor character. The site is adjacent to existing repotential effects, but at this stage a minor advent.  SP2, SP10, EN3, EN4, EN5, EN6, DS3 a discernible impact on any heritage asset or SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 on an AQMA or CAZ. The construction and contents are simple to the site of the s	of open greenfield ore be likely to sidential built erse effect on the None historic area.  9a – 9c occupation of new	
Landscape & townscape 8 Cultural heritage	National that cont adversel form, wh local land Develop Develop homes wassociated.	Parks or A rains GI ele y alter the ich would dscape an O ment at the	AONBs. ements local to help to d towns n/a e site w P d not ha expected mes an P of multi- ation, tl	However of poten ownscape limit the scape ca n/a ould be u LT ave a dist to result d transper LT tiple bus nis is out	er, resider tially high e and land magnitud nnot be r n/a unlikely to IR cernible i t in a min ort mover IR stops wit side of th	ntial den visual dscape de for pulled ou H on have H mpact or increments.  H h freque e desir	velopment at this site could result in the loss amenity, including trees, and it would therefor character. The site is adjacent to existing resortential effects, but at this stage a minor advent.  SP2, SP10, EN3, EN4, EN5, EN6, DS3 and discernible impact on any heritage asset or SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 on an AQMA or CAZ. The construction and clease in air pollution in relation to existing level SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 ent services. The nearest railway station is 4 ed range. The site has good access for pede	of open greenfield ore be likely to sidential built erse effect on the None historic area.  9a – 9c ccupation of new Is due to pollution  10a – 10d  .7km north at	
andscape  R ownscape  3 Cultural neritage  9 Air quality	National that cont adversel form, wh local land Develop Develop homes wassociated.	Parks or A rains GI ele y alter the ich would dscape an O ment at the	AONBs. ements local to help to d towns n/a e site w P d not ha expected mes an P of multi- ation, tl	However of poten ownscape limit the scape ca n/a ould be u LT ave a dist to result d transper LT tiple bus nis is out	er, resider tially high e and land magnitud nnot be r n/a unlikely to IR cernible i t in a min ort mover IR stops wit side of th	ntial den visual dscape de for pulled ou H on have H mpact or increments.  H h freque e desir	velopment at this site could result in the loss amenity, including trees, and it would therefor character. The site is adjacent to existing restential effects, but at this stage a minor advert.  SP2, SP10, EN3, EN4, EN5, EN6, DS3 and discernible impact on any heritage asset or SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 on an AQMA or CAZ. The construction and clease in air pollution in relation to existing level SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 ent services. The nearest railway station is 4	of open greenfield ore be likely to sidential built erse effect on the None historic area.  9a – 9c occupation of new ls due to pollution 10a – 10d  .7km north at	
Landscape & Cownscape B Cultural neritage P Air quality	National that cont adversel form, wh local lander Develope Develope homes wassociated Site is was Bingley I somewhat The site types an minimum	Parks or A ains GI ele y alter the ich would dscape an O ment at the ele with hour and would be ele with hour ailway St at limited from the could maked tenures or criteria or	AONBs. ements local to help to d towns n/a e site w P d not ha expected mes an P of multi for cyclic P se a ma of the h f policie	However of poten ownscape limit the scape ca n/a ould be u LT ave a dist to result d transport LT tiple bushis is out sts with a LT jor positiousing is HO4 a	er, resider tially high a and land magnitud nnot be r n/a unlikely to IR cernible i t in a min ort mover IR stops wit side of the a limited a IR ve contrib s provider nd HO5 (	ntial den visual decape de for pulled ou Honor have Honor increments.  H freque e desiramount Hoution to din line 10 or n	velopment at this site could result in the loss amenity, including trees, and it would therefor character. The site is adjacent to existing repotential effects, but at this stage a minor advent.  SP2, SP10, EN3, EN4, EN5, EN6, DS3  a discernible impact on any heritage asset of SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 on an AQMA or CAZ. The construction and clease in air pollution in relation to existing level of services. The nearest railway station is 4 ed range. The site has good access for peder of cycle paths.  SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10  owards satisfying Bradford's housing needs, with the Local Plan policies. The development one homes, or an area of more than 0.5ha),	of open greenfield ore be likely to sidential built erse effect on the None historic area.  9a – 9c occupation of new ls due to pollution  10a – 10d  .7km north at strians, but  11a  depending on the ent would meet the	
Landscape & townscape B Cultural neritage 9 Air quality 10 Transport 11 Housing	National that cont adversel form, wh local lander Develope Develope homes wassociated Site is was Bingley I somewhat The site types an minimum	Parks or A ains GI ele y alter the ich would dscape an O ment at the ele with hour and would be ele with hour ailway St at limited from the could maked tenures or criteria or	AONBs. ements local to help to d towns n/a e site w P d not ha expected mes an P of multi for cyclic P se a ma of the h f policie	However of poten ownscape limit the scape ca n/a ould be u LT ave a dist to result d transport LT tiple bushis is out sts with a LT jor positiousing is HO4 a	er, resider tially high a and land magnitud nnot be r n/a unlikely to IR cernible i t in a min ort mover IR stops wit side of the a limited a IR ve contrib s provider nd HO5 (	ntial den visual decape de for pulled ou Honor have Honor increments.  H freque e desiramount Hoution to din line 10 or n	velopment at this site could result in the loss amenity, including trees, and it would therefor character. The site is adjacent to existing repotential effects, but at this stage a minor advent.  SP2, SP10, EN3, EN4, EN5, EN6, DS3  a discernible impact on any heritage asset of SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 on an AQMA or CAZ. The construction and clease in air pollution in relation to existing level SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  ent services. The nearest railway station is 4 ed range. The site has good access for peder of cycle paths.  SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10  owards satisfying Bradford's housing needs, with the Local Plan policies. The development	of open greenfield ore be likely to sidential built erse effect on the None historic area.  9a – 9c occupation of new ls due to pollution  10a – 10d  .7km north at strians, but  11a  depending on the ent would meet the	
Landscape & Cownscape B Cultural neritage 9 Air quality	National that cont adversel form, wh local lander beveloped by the same with the same	Parks or A ains GI ele y alter the ich would dscape an O ment at the rould be ex ed with ho  ithin 400m Railway St at limited f  ++ could mak d tenures n criteria of such as ho	AONBs. ements local to help to d towns n/a e site w P d not ha expected mes an P of multi for cycli P ee a ma of the h f policie pusing r	However of poten ownscape limit the scape ca n/a ould be u LT ave a dist to result d transport LT tiple bus his is out sts with a LT jor positiousing is HO4 a mix and a LT	er, resider tially high e and land magnitud nnot be r n/a unlikely to IR cernible i t in a min ort mover IR stops wit side of the a limited a IR ve contrit s provider nd HO5 ( affordable	ntial den visual decape le for pulled ou Honor increments.  H h freque e desir amount Hoution to do in line to thouse House	velopment at this site could result in the loss amenity, including trees, and it would therefor character. The site is adjacent to existing repotential effects, but at this stage a minor advent.  SP2, SP10, EN3, EN4, EN5, EN6, DS3  a discernible impact on any heritage asset of SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 on an AQMA or CAZ. The construction and clease in air pollution in relation to existing level of services. The nearest railway station is 4 ed range. The site has good access for peder of cycle paths.  SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10  owards satisfying Bradford's housing needs, with the Local Plan policies. The development or homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4,	of open greenfield ore be likely to sidential built erse effect on the None historic area.  9a – 9c occupation of new ls due to pollution  10a – 10d  .7km north at strians, but  11a  depending on the ent would meet the that specify	

		Effect on S	SA Obje	ctive						
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
13 Social cohesion	Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.									
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a		
leisure		ts at the si nts, church					range of culture and leisure opportunities inc	cluding pubs,		
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a		
15 Safe & secure	location new dev	where the	re are c could p to comb	currently otentially bat the lo	none, an enhance cal risk o	d so an e comm of crime I	ould introduce new potential targets and victing increase in crime at the site cannot be ruled unity cohesion and wellbeing, or increase nates and the street of the stree	out. However, tural surveillance,		
		+	Р	LT	IR	Н	CO1, CO2, CO3, DS1, DS5	16a, 16b		
16 Health	The site Residen	is within 3	km of a te woul	hospital d have g	l, Lynfield ood acce	d Mount ess to a	, Manor Medical Practice, this is outside of th	Ğ		
17		-	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
Education							School, is 1.3km north of the site. The neares ne site. These are both outside of the desired			
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
Employment							broad range of high quality and diverse emp employment zone.	loyment		
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy	as by ind local bus	creasing th sinesses. <i>F</i>	e dema An impr	and for lo	cal good in the bu	s and s uilt envii	uld have a minor beneficial impact on the loc ervices and enhancing the pool of potential e ronment could lead to an improved attractiver o help tackle local deprivation.	mployees for		

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential developm ent	Status
NW/025 – Prune Park	13.93	Greenfield land	Greenfield 100%	418 dwellings	SUE site

**Summary of assessment for NW/025:** Significant adverse effects predicted due to the loss of greenfield land and water resources. Minor adverse effects predicted for air quality, biodiversity, landscape and transport. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and health and educational facilities.

		Effect on S	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigation code(s)	
3 Land &			Р	LT	IR	L	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings							>0.4ha of greenfield land. Site coincides with	n a coal and a
	sandstor	ne MSA. A	LC Gra	de at the	site part	tially url	oan, but majority is grade 4.	<del>                                     </del>
4 Climate		+	Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
change resilience	with the		of GI in	developr	nent, alth		water flooding. The site's climate resilience on its is somewhat dependent on implementation	
5 Water			Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							ngley Beck is within the site boundary. Deve	elopment at the site
	would be	e likely to r	esult in			in wate	er consumption.	T
6	0.11	-	<u> </u>	LT <sub>.</sub>	IR	<u> </u>	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity & geodiversity		n. New dev					nd is likely to be of some biodiversity value indiversity value at the site and reduce local endingers.	
		-	Р	LT	IR	L	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7 Landscape & townscape	that cont adversel form, wh	tains GI ele y alter the	ements local to help to	of poten wnscape limit the	tially high e and lan magnitud	n visual dscape de for p	velopment at this site could result in the loss amenity, including trees, and it would theref character. The site is adjacent to existing re otential effects, but at this stage a minor adv	ore be likely to esidential built
8 Cultural	100ai iai i	0	n/a	n/a	n/a	H	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None
heritage	Develop	ment at the					a discernible impact on any heritage asset o	
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	homes w		xpected	to resul	t in a min	or incre	on an AQMA or CAZ. The construction and ease in air pollution in relation to existing lev	
		-	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Bingley I	Railway St	ation, t	his is out	side of th	ne desir	ent services. The nearest railway station is ed range. The site has good access for pedeof cycle paths.	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimum	d tenures n criteria of	of the h	ousing is s HO4 a	s provide nd HO5 (	d in line (10 or n	owards satisfying Bradford's housing needs with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha) as to reflect local need.	ent would meet the
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
services	Residen	ts at the si	te woul	d have g		ess to k	ey services and amenities including those or	n Allerton Road.
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	without o	disrupting of	cohesiv oment b	eness of being of a	existing a scale th	commu	thin an existing community in an area of higl inity, encouraging participation and commur put pressure on local services and facilities	ity interaction,

		Effect on S	SA Obje	ctive					
SA Objective	Baseline trend								
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a	
leisure	restaurants, churches and outdoor leisure spaces.								
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a	
15 Safe & secure	location new dev	where the	re are c could p	currently of the contract of t	none, and enhance	d so an comm		out. However,	
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b	
16 Health	The site Resident	is within 3	km of a te woul	hospital d have g	, Lynfield ood acce	Mount ss to a	<ul> <li>Manor Medical Practice, this is outside of the Hospital.</li> <li>diverse range of semi-natural habitats with o</li> </ul>		
47		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b	
17 Education							School, is 800m north east of the site. The ne east of the site, this is outside the desired ran		
18	,	+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b	
Employment							broad range of high quality and diverse emplemployment zone.	loyment	
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b	
The construction and occupation of new homes could have a minor beneficial impact on the local econ as by increasing the demand for local goods and services and enhancing the pool of potential employe local businesses. An improvement in the built environment could lead to an improved attractiveness to which could encourage further inward investment to help tackle local deprivation.								mployees for	

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/026B - North Parade, Allerton	1.43	Open space	Greenfield	45 dwellings	Preferred Option: NW11/H

## Summary of assessment for NW/026B:

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land..

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor positive effects were predicted for nearly all socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, education facilities and employment areas.

Minor adverse effects have been predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site.

	Baseline	Effect on	SA Object	ive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, - 3e
Buildings	Site is gr	reenfield. /	ALC Grad	des at the	e site are	Grade 4	and 'Urban'. Site coincides with sandston	e and coal MSAs.
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience							v risk of surface water flooding. However, d red to current levels.	levelopment could
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							100m of a surface waterbody. Developmer consumption.	nt at the site
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity & geodiversity	condition connecti develope The HRA	n. New dev vity. A TP0 ment at the	velopmer O tree ad e site, such g proces	nt here co ljoins the ch as thr ss has ide	ould redu site's no ough imp entified th	ice biodion orthern poacts on nat likely	it is likely to be of some biodiversity value versity value at the site and reduce local exerimeter, which could potentially be advers the root zone.  significant effects on the South Pennine Mage.	cological ely affected by
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7 Landscape & townscape	National that, in it characte is adjace	Parks or A s current or er. New de ent to exist	AONBs. I condition velopmenting resident	However, likely ment here wential bu	, resident akes a po ould be l ilt form, v	tial deve ositive co likely to a which wo	cernible effect on any landscape designation lopment at this site could result in the loss of contribution towards the local landscape and adversely affect this and to alter the local clould help to limit the magnitude for potential ape and townscape cannot be ruled out.	of open greenfield d townscape haracter. The site
		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None
8 Cultural heritage	There ar	e four Gra	de II List tervening	ed Buildi	ngs withi	in approx	veen the site and these assets or because the site but due to the site and these assets, the effect of	e to the
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	homes v		xpected t	to result i	in a mino	r increas	an AQMA or CAZ. The construction and o se in air pollution in relation to existing leve	-
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	at Frinzii		way Stat	ion. Site	-	-	t services. The nearest railway station is 4. for pedestrians, but somewhat limited for o	

	Baseline	Effect on S	SA Object	ive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimum	d tenures n criteria o	of the ho f policies	using is HO4 an	provided d HO5 (1	in line w	vards satisfying Bradford's housing needs, vards satisfying Bradford's housing needs, vith the Local Plan policies. The developmente homes, or an area of more than 0.5ha), to reflect local need.	ent would meet th
2 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
services	The nea	rest areas	of key se	ervices a	nd amen	ities app	ear to be located 300m south on and along	g Allerton Road.
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
3 Social cohesion	interaction		the deve	elopment	t being of	f a scale	ommunity, encouraging participation and co that may put pressure on local services an	
4 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
eisure				_			nge of culture and leisure opportunities inclich as those along Allerton Road.	luding pubs,
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location new dev	where the	re are cu could pot	rrently no tentially e	one, and enhance	so an in commun	d introduce new potential targets and victin crease in crime at the site cannot be ruled lity cohesion and wellbeing, or increase na	out. However,
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, C01, C02, C03, DS1, DS5	16a, 16b
16 Health	site is 2k Residen exercise	m west of ts at the si	a genera te would at West	al hospita have acc Bradford	al, Bradfo	ord Roya diverse	Medical Practice, putting it outside the targ I Infirmary.  range of semi-natural habitats with opportunction could improve both physical and mental h	unities for outdoo
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
Education		-	-		-		is 535m south-east of the site. The neares of the site.	st secondary
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
18 Employment	opportur	nities in Bra	adford, in	cluding t	the Thorn	nton Roa	a broad range of high quality and diverse and Employment Zones which is 3.2km south e south-east of the site.	

SA Objective	Baseline	Effect on	SA Object	ive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies  Mitig	Mitigation code(s)
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	as by inc			have a minor beneficial impact on the loca vices and enhancing the pool of potential en	• •			

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/030C - Lynfield Drive, Daisy Hill	0.33	Open meadow	Greenfield	12 dwellings	Preferred Option: NW12/H

# Summary of assessment for NW/030C:

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects have been predicted for most natural environment themed SA Objectives, primarily as a result of the effects associated with development on greenfield. The site is well located to provide residents with good access to key services and amenities, jobs, shops, buses, and cultural spaces, with particularly good access to schools and health facilities.

	Baseline	Effect on S	SA Object	ive				Mitigation code(s)
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	
3 Land & Buildings		ithin a coa					H05, H06, H07, TR2  nall greenfield site with Garde 4 ACL soils, rce.	3a – 3d therefore would
4 Climate change resilience	Site is in	+	P s not as	LT risk of su	IR urface wa	M ater flood	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7  ding. However, development could lead to	4a – 4e an increase in
5 Water resources							SP9, EN1, EN2, EN7, EN9 raterbodies within 100m of the site. However water consumption at this location in relation	
6 Biodiversity & geodiversity	due to the	ne loss of g	greenfield g proces	d land. ss has ide	entified t	hat likely	SP10, SP11, EN1, EN2, EN3, EN7, EN9 liversity value and would reduce local habit r significant effects on the South Pennine M	•
7 Landscape & townscape	Develop adverse	- ment woul	P d not implications of the property of the pr	LT pact on a aracter. (	IR In AONB Given the	M or Natio	SC1, SC6, EN3, EN4, EN5, DS2, DS3  onal Park. The loss of some greenfield and tital development would be adjacent to exist	•
8 Cultural heritage	Develop	O ment at the	n/a e site wo	n/a ould be u	n/a nlikely to	H have a	SP2, SP10, EN3, EN4, EN5, EN6, DS3 discernible impact on any heritage asset or	historic area.
				LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4,	

	Baseline	Effect on S	SA Object	ive				Mitigation code(s)					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies						
10		+	Р	LT	IR	М	SC2, HO9, TR1, TR3, DS4	10a – 10e					
Transport	Site is within 200m of two bus stops with frequent services. Frizinghall Railway Station is 2.7km east of the site.  The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.												
		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a					
11 Housing	on the ty meet the	Site could potentially make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.											
12 Accessible		+	Р	LT	IR	М	SC1, SC2, SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2, EC5, HO3, HO12	12a					
services		The site has good access to the range of services including those around 600m north on Heights Lane and Haworth Road.											
		+	Р	LT	IR	М	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a					
13 Social cohesion	commun	nity interact	tion, with	out the d	evelopm	ent bein	within an existing community, encouraging of a scale that could put pressure on local control of the country of	al services and					
		of high dep			e or com	imumity a	and place. This site would provide high-qua	ality homes within					
					IR	M	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a					
14 Culture & leisure	an area	of high dep	P Pess to cu	(IMD).  LT  Iture and	IR	М	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2,	14a					
eisure	an area	of high dep	P Pess to cu	(IMD).  LT  Iture and	IR	М	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a					
eisure 15 Safe &	Site has including  New res location	of high depth of	P ess to cu worship P velopme rently the	LT LT LT LT LT at the ere are no	IR  Ieisure of IR  site would one, but of	M  ppportuni  M  d introdu	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  ities in the local area along Heights Lane a	14a and Haworth Road 15a le at a vacant					
	Site has including  New res location	of high depth of	P ess to cu worship P velopme rently the	LT LT LT LT LT at the ere are no	IR  Ieisure of IR  site would one, but of	M  ppportuni  M  d introdu	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  ities in the local area along Heights Lane a  SP1, SP3, SP4, SP16, HO9, DS5, CO2  uce new potential victims or targets of crim tentially enhance community cohesion and	14a and Haworth Road 15a le at a vacant					
eisure 15 Safe &	Site has including  New res location increase  The site site. The opportur and mer	good acces of places of +/- idential de where curre natural su	P velopme rently the urveillance  P access to cu worship	LT L	IR  Ieisure of IR  site would be could he IR  urgery, the swith example these of these of IR	M  Id introduction of the could possible to coul	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  Ities in the local area along Heights Lane at SP1, SP3, SP4, SP16, HO9, DS5, CO2  Luce new potential victims or targets of crimitentially enhance community cohesion and mbat the local risk of crime.  SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9,	14a  15a  15a  1e at a vacant divelibeing, or  Dm north of the nabitats with ove both physical					
eisure  15 Safe & secure  16 Health	Site has including  New res location increase  The site site. The opportur and mer	good acces of places of +/- idential de where curre natural su ++ has good e site would nities for ountal health	P velopme rently the urveillance  P access to cu worship	LT L	IR  Ieisure of IR  site would be could he IR  urgery, the swith example these of these of IR	M Deportunion  M Depo	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  ities in the local area along Heights Lane at SP1, SP3, SP4, SP16, HO9, DS5, CO2  ace new potential victims or targets of crimitentially enhance community cohesion and simbat the local risk of crime.  SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5  at being Haworth Road Health Centre, 560 access to a diverse range of semi-natural hagagement opportunities, which could impro	14a  15a  15a  1e at a vacant divelibeing, or  Dm north of the nabitats with ove both physical					
eisure  15 Safe & secure	Site has including  New res location increase  The site site. The opportur and mer Lynfield	good access of the places of t	P velopme rently the urveillance provide utdoor exported 300	LT  Iture and  LT  Iture and so  LT  o a GP so e resident sercise are so com south  LT	IR  Ieisure of IR  site would be could he IR  urgery, the swith executed common of these of IR	M d introduction of the could poselle to could posellent accellent	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  Ities in the local area along Heights Lane at SP1, SP3, SP4, SP16, HO9, DS5, CO2  Luce new potential victims or targets of crimitentially enhance community cohesion and mbat the local risk of crime.  SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5  Ist being Haworth Road Health Centre, 560 access to a diverse range of semi-natural regagement opportunities, which could imprenents. The site is within the target distance	14a  and Haworth Road  15a  15a  De at a vacant divellbeing, or  Description of the pabitats with cove both physical divelbeing of a hospital, with					

Baseline		SA Object	176				
trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
Site wou	ld provide	resident	s with ex	cellent a	ccess to	a broad range of high quality and diverse	e employment
opportun	ities nearb	y, with f	our Emp	loyment 2	Zones w	ithin 5km of the site.	
	+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
The cons	struction a	nd occup	ation of	new hom	nes could	have a minor beneficial impact on the lo	cal economy,
increasir	g the dem	and for I	ocal goo	ds and s	ervices a	and enhancing the pool of potential emplo	yees for local
business	es.						
	Site wou opportun	Site would provide opportunities nearby  The construction a	Site would provide resident opportunities nearby, with formula to the construction and occup increasing the demand for least open and the construction and occup increasing the demand for least open and the construction and occup increasing the demand for least open and the construction and occup increasing the demand for least open and the construction and occup increasing the demand for least open and the construction and occup increasing the demand for least open and the construction and the construction and occup increasing the demand for least open and the construction and the construct	Score of effect  Site would provide residents with ex opportunities nearby, with four Emp  + P LT  The construction and occupation of increasing the demand for local goo	Site would provide residents with excellent a opportunities nearby, with four Employment 2  + P LT IR  The construction and occupation of new hom increasing the demand for local goods and s	Site would provide residents with excellent access to opportunities nearby, with four Employment Zones w  + P LT IR H  The construction and occupation of new homes could increasing the demand for local goods and services a	Site would provide residents with excellent access to a broad range of high quality and diverse opportunities nearby, with four Employment Zones within 5km of the site.  The construction and occupation of new homes could have a minor beneficial impact on the loincreasing the demand for local goods and services and enhancing the pool of potential employed.

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential developmen t	Status
NW/031A - Hazel Walk, Daisy Hill	4.97	Greenfield land	Greenfield 100%	174 dwellings	Reject ed

Summary of assessment for NW/031A: Significant adverse effects predicted due to the loss of greenfield land. Minor adverse effects predicted for air quality, biodiversity, landscape and transport. The site is well located to provide residents with good access to jobs, services and significantly good access to health and educational facilities.

		Effect on S	SA Obje	ctive									
SA Objective	Baseline trend	Score of effect Burner		Duration	Reversibility Certainty		Mitigating or enhancing Local Plan policies	Mitigation code(s)					
3 Land &			Р	LT	IR	L	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e					
Buildings							>0.4ha of greenfield land. Site coincides with	a coal and					
	sandstone MSA. ALC Grade at the site is a mix of 4 and urban.												
4 Climate		+	Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
change resilience	with the	The site is within FZ1 and is at low risk of surface water flooding. The site's climate resilience could be improved with the inclusion of GI in development, although this is somewhat dependent on implementation and there is likely to be a net loss in GI regardless.											
5 Water		+	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e					
resources							vaterbodies within 100m of the site. Develop	ment at the site					
0	would be	e likely to r				in wate	er consumption.	0- 01					
6 Biodiversity							SP10, SP11, EN1, EN2, EN3, EN7, EN9 nd is likely to be of some biodiversity value in						
&			elopme/	ent here	could red	luce bio	odiversity value at the site and reduce local e	cological					
geodiversity	connecti	vity.		1 1 7	l in		CD2 FM FM2 FMF FMC DC2 DC2	7- 7-					
	Dovolon	mont at thi	P	LT on would	IR	It in a c	SP2, EN1, EN3, EN5, EN6, DS2, DS3 discernible effect on any landscape designati	7a, 7b					
Landscape & townscape	National Parks or AONBs. However, residential development at this site could result in the loss of o that contains GI elements of potentially high visual amenity, including trees, and it would therefore be adversely alter the local townscape and landscape character. The site is adjacent to existing reside form, which would help to limit the magnitude for potential effects, but at this stage a minor adverse local landscape and townscape cannot be ruled out.												
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None					
heritage	Develop	ment at the	e site w	ould be	unlikely to	o have	a discernible impact on any heritage asset o	r historic area.					
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c					
9 Air quality	homes w		xpected	to resul	t in a min	or incre	on an AQMA or CAZ. The construction and case in air pollution in relation to existing leve						
		-	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d					
10 Transport	Frizingha	all Railway	Station	n, this is	outside o	f the de	ent services. The nearest railway station is 3 esired range. The site has good access for period of cycle paths.						
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a					
11 Housing	The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending												
12	·	+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a					
Accessible services	Residen Haworth		te woul	d have g	ood acce	ess to k	ey services and amenities including those or	Heights Lane and					
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a					
13 Social cohesion	Social  + P LT IR H SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4 13a  Development would provide high-quality homes within an existing community in an area of high deprivation and community in the second c												

		Effect on S	SA Obje	ctive								
SA Objective	Baseline trend	Score of effect			Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
leisure							range of culture and leisure opportunities including being adjacent to West Bradford G					
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
15 Safe & secure	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.											
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
16 Health	Bradford Resident	Site is 800m south of the nearest GP surgery, Heaton Medical Practice. The site is within 1km of a hospital, Bradford Royal Infirmary Hospital.  Residents at the site would have good access to a diverse range of semi-natural habitats with opportunities for outdoor exercise and community engagement.										
47		++	Р	LT	IŘ	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
17 Education		The nearest primary school, Beckfoot Heaton Primary School and nursery, is 800m north of the site. The nearest secondary school, Beckfoot Upper Heaton School, is 1.2km north of the site.										
18		+	Р	LŤ	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
Employment							broad range of high quality and diverse emplemployment zone.	loyment				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
The construction and occupation of new homes could have a minor bereas by increasing the demand for local goods and services and enhancifical businesses. An improvement in the built environment could lead to which could encourage further inward investment to help tackle local definition.							ervices and enhancing the pool of potential e ronment could lead to an improved attractiver	mployees for				

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/031B - Millmoor Close	2.22	Open green space with an area of trees	Greenfield, Green Belt	58 dwellings	Preferred Option: NW13/H

### Summary of assessment for NW/031B:

The site could deliver a major positive effect for residents on the health SA Objective as a result of being within the target distances for all necessary health facilities.

Minor positive effects were predicted for nearly all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, education facilities and employment areas.

As a greenfield and Green Belt site containing trees, the development has been predicted to result in minor adverse effects on most natural environment themed SA Objectives. A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

OA Objective	Baseline	Effect on	SA Object	ive							
SA Objective	trend	Score of effect Portagion		Duration	Reversibility Certainty		Mitigating or enhancing Local Plan policies	Mitigation code(s)			
3 Land &			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a - 3e			
Buildings	Site is g	reenfield.	ALC Grad	des at the	e site are	Grade 4	and 'Urban'. Site coincides with a sandsto	one MSAs.			
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
resilience	Site is in FZ1 and is not at risk of surface water flooding. However, development could lead to an increase impermeable surfaces, compared to current levels.										
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e			
resources	Site does not coincide with a GSPZ and is not within 100m of a surface waterbody. Development at the site would be likely to result in a minor increase in water consumption.										
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f			
6 Biodiversity & geodiversity	its currel ecologic which co The site from the consider undertal The HRA	Site is greenfield containing various GI elements including trees and it is likely to be of some biodiversity value in its current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity. The southern perimeter of the site adjoins an area of deciduous woodland priority habitat, which could potentially be adversely affected by development at the site, such as through impacts on root zones. The site is located approximately 3.7km from Trench Meadows and Bingley South Bog, and approximately 7km from the South Pennine Moors, all of which are SSSIs. The site falls within a SSSI Impact Risk Zone. Further consideration of the likely risks should be undertaken at the site level and consultation with Natural England undertaken if necessary.  The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.									
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b			

	Baseline	Effect on	SA Object	ive									
SA Objective	trend	Score of effect effect		Duration	Reversibility		Mitigating or enhancing Local Plan policies	Mitigation code(s)					
7 Landscape & townscape	National and Gre and it we adjacent	Parks or an en Belt lare ould thereful to existin	AONBs.  Ind that co  fore be like  g resider	However ontains Godeling to accept to accept to accept to accept to accept the accept to accept the accept to accept the accept to accept the a	, resident I element dversely a form, whi	tial developments of potential the later the l	cernible effect on any landscape designat lopment at this site could result in the loss entially high visual amenity, including tree local townscape and landscape character d help to limit the magnitude for potential and townscape cannot be ruled out.	of open greenfield s and woodland, . The site is					
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None					
heritage	Develop	ment at th	e site wo	uld be u	nlikely to	have a c	liscernible effect on any heritage asset or	historic area.					
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c					
9 Air quality	homes v		xpected	to result	in a mino	r increas	an AQMA or CAZ. The construction and se in air pollution in relation to existing levels	•					
40 T		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d					
10 Transport	at Frinzi	Site is within 350m of multiple bus stops with frequent services. The nearest railway station is 4.17km north-east at Frinzinghall Railway Station. Site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.											
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a					
11 Housing	The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.												
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a					
services	The nea	rest area	of key se	rvices an	d amenit	ies appe	ars to be 300m east along Heights Lane.	l					
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a					
13 Social cohesion	interaction		t the dev	elopmen	t being of	a scale	mmunity, encouraging participation and c that may put pressure on local services a	-					
		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a					
14 Culture &													
14 Culture & eisure				_			-						

	Baseline	Effect on	SA Object	ive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
15 Safe & secure	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance and so could help to combat the local risk of crime.											
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
16 Health	west of a general hospital, Bradford Royal Infirmary.  Residents at the site would have access to a diverse range of semi-natural habitats with opportunities for outce exercise, including at West Bradford Golf Club, which could improve both physical and mental health for the residents of the development.											
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
Education		rest prima Belle Vue S	•		•		is with 820m north of the site. The nearest	secondary				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
18 Employment	The site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford, including the Thornton Road Employment Zones which is 1.7km south-east of the s and the regional city centre slightly further afield to the south-east of the site.											
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	as by inc		-				I have a minor beneficial impact on the loca rices and enhancing the pool of potential e	-				

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/032 - Chellow Lane	0.42	Grasses, scrub, and trees	Greenfield	5 dwellings	Preferred Option (Commitment): NW14/HC

#### Summary of assessment for NW/032:

The site could deliver a major positive effect for residents on the education SA Objective as a result of being within the target distances for both primary and secondary education facilities.

Minor positive effects were predicted for nearly all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, health facilities and employment areas.

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site adjoining an LWS, Chellow Dean Woods and Reservoir. The site is adjacent to Chellow Dean Reservoir and within 50m of Chellow Dean Beck, so careful consideration would be required around protecting the water quality. There is a Grade II Listed Building 20m south-east of the site, the setting of which could be adversely affected by new development here.

CA Objective	Baseline	Effect on S	SA Object	tive						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
3 Land &			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a - 3e		
Buildings	Site is greenfield. ALC Grade at the site is Grade 4. Site coincides with a coal MSA.									
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e		
resilience	Site is in FZ1 and has a limited extent of land at a low risk of surface water flooding. However, development could lead to an increase in impermeable surfaces, compared to current levels.									
		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e		
5 Water resources	a risk to	water qua	lity. Site	is not wi	thin a GS	SPZ. De	in 50m of Chellow Dean Beck. Development velopment at the site would be expected to ation to existing levels.	•		
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f		
6 Biodiversity & geodiversity	Site is greenfield containing various GI elements including trees and it is likely to be of some biodiversity value in its current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity.  Chellow Dean Woods and Reservoir LWS adjoins the site's south-western perimeter. The LWS is predominantly a large reservoir, which could be exposed to an increased risk of pollution or other harmful effects as a result of new development at the site. An area of deciduous woodland adjoins the site's western perimeter, which is also TPO woodland that is partially within the site.  The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.									

04.01: 1:	Baseline	Effect on	SA Object	tive						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b		
7 Landscape & townscape	National that con- adverse form, wh	Parks or A tains GI eld ly alter the	AONBs. ements of local too help to l	However of potent wnscape imit the r	r, resider ially high and land magnitud	ntial devo n visual a dscape o le for pot	Scernible effect on any landscape designate scernible effect on any landscape designate elopment at this site could result in the loss amenity, including trees, and it would therest character. The site is adjacent to existing retential effects, but at this stage a minor advantage.	s of open greenfield fore be likely to esidential built		
8 Cultural		-	Р	LT	R	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None		
heritage							ding 'Lodge to Chellow Dean'. New develonis sensitive heritage asset.	pment at this oper		
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c		
9 Air quality	homes v		xpected	to result	in a min	or increa	n an AQMA or CAZ. The construction and use in air pollution in relation to existing lev	•		
		-	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5 TR6	10a – 10d		
10 Transport	Site app	ears to be	accessil	ble via w	alking ar	nd cyclin	railway station is 3.3km east at Frizinghal g, although the local topography (site is or ld potentially deter people from walking or	a hill), and the		
11 Housing		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a		
			-				Is satisfying Bradford's housing needs, dep with the Local Plan policies.	pending on the		
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a		
services	The nea	rest area o	of key se	rvices ar	nd amen	ities app	ears to be located 600m south on Allerton	Road.		
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a		
13 Social cohesion	Site would situate new residents within an existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.									
		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a		
14 Culture & leisure				_			 ange of culture and leisure opportunities ir paces, such as those on Allerton Road			

	Baseline	Effect on S	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
15 Safe & secure	location new dev	where the	re are cu	urrently nate	one, and enhance	d so an ii commu	ild introduce new potential targets and victim ncrease in crime at the site cannot be ruled a nity cohesion and wellbeing, or increase nat	out. However,
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	distance Residen exercise	. The site i ts at the si	is 1.2km te would at West	west of I have ac Bradfor	a genera	al hospita a diverse	Heaton Medical Practice, putting it outside the land of the land o	inities for outdoor
17 Education		++ rest prima Dixon Aller	-			-	SP6, SP14, SP16, EC3, DS5, CO2 I, is 760m south-west of the site. The neares ne site.	17a, 17b st secondary
18 Employment	+ P LT IR H SP6, SP14, SP16, EC1, EC2, EC3, EC4 18a, 18b  The site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford, including the Thornton Road Employment Zones which is 1.66km south-east of the site and the regional city centre slightly further afield to the south-east of the site.							
19 Economy		creasing th					SP6, SP14, SP16, EC1, EC2, EC3, EC4  Id have a minor beneficial impact on the locativities and enhancing the pool of potential en	

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/040 - Merrivale Road, Allerton	1.34	Agricultural grazing	Greenfield	55 dwellings	Preferred Option: NW15/H

## Summary of assessment for NW/040:

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects predicted for most natural environment themed SA Objectives, primarily as a result of the effects associated with development on greenfield. New development here could potentially alter the local character and, whilst also leading to a reduction in biodiversity value at the site or local ecological connectivity. The site is well located to provide residents with access to buses, jobs, key services and amenities including shops, and cultural spaces, with particularly good access to schools and health facilities.

	Baseline	Effect on SA O	bjective										
SA Objective	trend	Permanence be a posson of the state of the s		Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)							
3 Land &			Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3d					
Buildings		ite is within a coal MSA. NW/040 is a large (>0.4ha) greenfield site and so would not constitute an efficient use land. Site is located predominantly within urban land with a small area in Grade 4 ACL.											
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
resilience	Site is in FZ1 and is not at risk of surface water flooding. However, development could lead to an increase in impermeable surfaces, compared to current levels.												
		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e					
5 Water resources	Site is not within a GSPZ and there are no surface waterbodies within 100m of the site. However, the constr and occupation of homes would be likely to increase water consumption at this location in relation to existing levels.												
			Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h					
6 Biodiversity & geodiversity	Develop loss of g The site of the lik necessa	ment here coul reenfield land. falls within a S ely risks should	d reduce SSI Impa d be und creening	e the site's act Risk Z ertaken at process I	s biodive one for t the site	rsity value he South level and tified that		er consideration lertaken if Pennine Moors					
7		-	Р	LT	IR	М	SC1, SC6, EN3, EN4, EN5, DS2, DS3	7a, 7b					
Landscape & townscape	Development would not impact on an AONB or National Park. The loss of a large greenfield site could adversely alter the local character and diminish the tranquillity for existing residents. Given the residential development would be adjacent to existing built form the alteration to character is not expected to be significant.												
		0	Р	LT	R	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3SP2, SP10, EN3, EN4, EN5, EN6, DS3	None					

	Baseline	Effect on SA O	bjective						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
8 Cultural heritage	Develop area.	ment at the sit	e would	be unlikely	/ to have	a discer	nible effect on any sensitive heritage a	sset or historic	
9 Air quality		-	Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e	
						-	ected to be a minor reduction in air quatruction and occupation of new homes	-	
		+	Р	LT	IR	М	SC2, HO9, TR1, TR3, DS4	10a – 10e	
10 Transport	Railway		m west	of the site.	The site		d access for pedestrians, but somewh		
		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a	
11 Housing	on the ty meet the	pes and tenur minimum crite	es of the eria of po	housing is blicies HO	s provide 4 and HO	ed in line 05 (10 or	wards satisfying Bradford's housing ne with the Local Plan policies. The devel more homes, or an area of more than s to reflect local need.	opment would	
12		+/-	Р	LT	IR	М	SC1, SC2, SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2, EC5, HO3, HO12	12a	
Accessible services	centre o	n Allerton Roa	d which o	offers a br	oad rang	e of key	amenities. The site is within 1km of the services and amenities, putting it outsi pharmacy are available within 500m or	de the desired	
		++	Р	LT	IR	М	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a	
13 Social cohesion	commun facilities	nity interaction,	without the local	the develo	pment b	eing of a	In an existing community, encouraging processes an existing community, encouraging processes ace. This site would provide high-quality	services and	
14 Culture &		+	Р	LT	IR	М	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a	
leisure		•					Site is within 200m of several areas of explore the local countryside.	open	
45.0 (		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a	
15 Safe & secure	location	where currentl	y there a	are none, b	out could	potentia	ew potential victims or targets of crime ally enhance community cohesion and we the local risk of crime.		
16 Health		++	Р	LT	IR	М	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b	

	Baseline	Effect on SA O	bjective						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
	3km of E semi-na	Bradford Royal tural habitats w	Infirmary	/. The site rtunities fo	would poor outdoo	rovide res r exercis	Om of Hollyns Health and Wellbeing Considents with excellent access to a diverse and community engagement opportulents of these developments.	rse range of	
17 Education	Site is w	++ rithin 600m St	P James C	LT hurch Prin	IR nary Sch	L ool and 1	SP6, SP14, SP16, EC3, DS5, CO2  .2km north of Thornton Grammar Sec	17a, 17b ondary School.	
18 Employment		-					SP6, SP14, SP16, EC1, EC2, EC3, EC4 ad range of high quality and diverse er Employment area and 5km of Bradfor	• •	
19 Economy	The con	+ struction and o	P ccupatio	LT n of new h	IR nomes co	H ould have	SP6, SP14, SP16, EC1, EC2, EC3, EC4 a minor beneficial impact on the local hancing the pool of potential employed	19a, 19b economy,	

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/041a - Allerton Lane/Chevet Mount (1)	1.67	Open greenspace/meadows	Greenfield	69 dwellings	Preferred Option: NW16/H

# Summary of assessment for NW/041a:

Major positive effects have been identified in relation to health, land and buildings, education and social cohesion. Minor adverse effects predicted for most natural environment themed SA Objectives, primarily as a result of the effects associated with development on greenfield. The site is well located to provide residents with good access to key services and amenities including shops, as well as jobs, cultural spaces, and buses, with particularly good access to schools and health facilities. The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

01.01: "	Baseline	Effect on	SA Object	ive									
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility		Mitigating or enhancing Local Plan policies	Mitigation code(s)					
3 Land &			Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3d					
Buildings		te is within a coal MSA. NW/041a is a large (>0.4ha) greenfield site and so would not constitute an efficient use land. Site is located within Grade 4 ACL.											
4 Climate change		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
resilience	Site is in FZ1. Approximately 5% of the site is at low risk of surface water flooding. However, development coul lead to an increase in impermeable surfaces, compared to current levels.												
		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e					
5 Water resources	Site is not within a GSPZ and there are no surface waterbodies within 100m of the site. However, and occupation of homes would be likely to increase water consumption at this location in relation levels.												
			Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h					
	Site is a large (>0.4ha) greenfield site that falls entirely within Natural England's GI network (Pitty and Clayton Becks). Development here would reduce the site's biodiversity value and would reduce local habitat connective due to the loss of greenfield land.  The site is located approximately 4.8km from the South Pennine Moors, 4.9km from Bingley South Bog and 5.4km from Trench Meadows, all of which are SSSIs. The site falls within a SSSI Impact Risk Zone. Further consideration of the likely risks should be undertaken at the site level and consultation with Natural England undertaken if necessary.  The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.												
6 Biodiversity & geodiversity	Becks). I due to the The site 5.4km fro consider undertake The HRA	Development loss of control is located from Trench ration of the cen if neces A Screening of the control is the	ent here greenfield approxin Meadow e likely ri ssary. g proces	would red land.  Inately 4.8  Inately 4.8  Instely 4.8  Instell 4.8  I	8km from which ar ald be und	site's bing the Source SSSIs dertaken	odiversity value and would reduce local hath Pennine Moors, 4.9km from Bingley S. The site falls within a SSSI Impact Risk at the site level and consultation with Na significant effects on the South Pennine	abitat connectivity outh Bog and Zone. Further tural England					
Biodiversity & geodiversity	Becks). I due to the The site 5.4km fro consider undertake The HRA	Development loss of control is located from Trench ration of the cen if neces A Screening of the control is the	ent here greenfield approxin Meadow e likely ri ssary. g proces	would red land.  Inately 4.8  Inately 4.8  Instely 4.8  Instell 4.8  I	8km from which ar ald be und	site's bing the Source SSSIs dertaken	odiversity value and would reduce local hath Pennine Moors, 4.9km from Bingley S. The site falls within a SSSI Impact Risk at the site level and consultation with Na significant effects on the South Pennine	abitat connectivity outh Bog and Zone. Further tural England					
Biodiversity &	Becks). due to the The site 5.4km from the HRA are trigg  Developalter the	Development loss of going loss	ent here greenfield approxir Meadon e likely ri ssary. g proces hus canr P d not impacter and	would re d land. nately 4.8 ws, all of sks shou as has ide not be rul LT  Dact on a	8km from which ar all be under the detail and the left and which which is the left and which which which is the left and which w	site's bing the Source SSSIs dertaken that likely this stage or Nation equillity for the stage of the stage o	odiversity value and would reduce local hath Pennine Moors, 4.9km from Bingley S. The site falls within a SSSI Impact Risk at the site level and consultation with Na significant effects on the South Pennine ge.	abitat connectivity outh Bog and Zone. Further tural England Moors SPA/SAC  7a, 7b  te could adversely I development					

	Baseline	Effect on S	SA Object	tive					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
8 Cultural heritage	Develop	ment at the	e site wo	ould be ur	nlikely to	have a	discernible impact on any heritage asset of	r historic area.	
9 Air quality		-	Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e	
o							is expected to be a minor reduction in air of a construction and occupation of new home		
		+	Р	LT	IR	М	SC2, HO9, TR1, TR3, DS4	10a – 10e	
10 Transport	Railway		5.2km w	est of the	site. Th		es. The nearest railways station, Bradford as good access for pedestrians, but somew	·•	
		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a	
11 Housing  12 Accessible services	meet the specify a	e minimum aspects su +/- has some	criteria och as ho	of policies using mix	s HO4 are and affective IR	nd HO5 ( ordable I M	n line with the Local Plan policies. The dev (10 or more homes, or an area of more than houses to reflect local need.  SC1, SC2, SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2, EC5, H03, H012  s and amenities. The site is within 1.25km range of key services and amenities, putti	12a of the nearest	
	desired site.	range. Hov	wever, so	ome serv	ices inclu	ıding a p	oost office and pharmacy are available with	in 500m of the	
		++	Р	LT	IR	М	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a	
13 Social cohesion	commun facilities	nity interact	tion, with Iter the l	out the docal sens	levelopm	ent bein	within an existing community, encouraging of a scale that could put pressure on locand place. This site would provide high-quality	al services and	
14 Culture &		+	Р	LT	IR	М	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a	
leisure		•					ities. Site is within 200m of several areas of the ks to explore the local countryside.	of open	
15 Safe &		+/- idential de	P velopme	LT ent at the	IR site wou		SP1, SP3, SP4, SP16, H09, DS5, CO2 uce new potential victims or targets of crim	15a	
secure			-			-	tentially enhance community cohesion and ombat the local risk of crime.		

	Baseline	Effect on S	SA Object	ive					
SA Objective trend		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
	The site has good access to a GP surgery, being within 500m of Hollyns Health and Wellbeing Centre and within 3km of Bradford Royal Infirmary. The site would provide residents with excellent access to a diverse range of semi-natural habitats with opportunities for outdoor exercise and community engagement opportunities, which could improve both physical and mental health for the residents of these developments.								
17 Education	Site is w	++ rithin 600m	P St Jame	LT es Churcl	IR h Primary	L / School	SP6, SP14, SP16, EC3, DS5, CO2 and 1.2km south of Thornton Grammar Se	17a, 17b econdary School.	
18 Employment		•					SP6, SP14, SP16, EC1, EC2, EC3, EC4  a broad range of high quality and diverse of Road Employment area and 5km of Bradfo		
19 Economy		ng the dem	-				SP6, SP14, SP16, EC1, EC2, EC3, EC4  I have a minor beneficial impact on the located and enhancing the pool of potential employ	-	

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/041b - Allerton Lane/Chevet Mount (2)	0.76	Agricultural	Greenfield	26 dwellings (based on 35dph)	Preferred Option: NW17/H

### Summary of assessment for NW/041b:

The site could deliver a major positive effect for residents on the health SA Objective as a result of being within the target distances for all necessary health facilities. A major positive effect is also anticipated for the social cohesion SA Objective. Minor positive effects were predicted for a range of socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and education facilities.

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site. Pitty Beck is 50m south-west of the site, and development here could pose a risk to the water quality.

SA Objective	Baseline trend	Effect on SA Objective								
		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
3 Land & Buildings			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, - 3e		
	Site is greenfield. ALC Grade at the site is Grade 4. Site coincides with a coal and sand & gravel MSAs.									
4 Climate change resilience		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e		
	Site is in FZ1 and has a very limited extent of land at a low, medium and high risk of surface water flooding. Given the size of the site in relation to this, it is expected that it would be avoided through a careful layout of development. However, development could lead to an increase in impermeable surfaces, compared to current levels.									
5 Water										
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e		
			cide with a	a GSPZ.	The site is	s approx	SP9, EN1, EN2, EN7, EN9 mately 50m north-east of Pitty Beck at its nor increase in water consumption.			
5 Water resources			cide with a	a GSPZ.	The site is	s approx	mately 50m north-east of Pitty Beck at its			
	Site is grandition connection recreation. The HRA	reenfield con. New devity. Pitty	P ontaining velopmen Beck, The bances as	a GSPZ.  uld be like  LT  various ( t here co- printing LW s a result s has ide	The site is ely to result IR  GI element IIR III III III III III III III III II	s approx alt in a m H ats and it biodive m south opment at t likely si	mately 50m north-east of Pitty Beck at its nor increase in water consumption.  SP10, SP11, EN1, EN2, EN3, EN7, EN9  is likely to be of some biodiversity value rsity value at the site and reduce local ed the site, which could potentially be exp the site.  gnificant effects on the South Pennine M	6a - 6f in its current cological osed to increased		

SA Objective	Baseline trend	Effect on SA Objective										
		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
7 Landscape & townscape	Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. However, residential development at this site could result in the loss of open greenfield that, in its current condition, likely makes a positive contribution towards the local landscape and townscape character. New development here would be likely to adversely affect this and to alter the local character. The site is adjacent to existing residential built form, which would help to limit the magnitude for potential effects, but at this stage a minor adverse effect on the local landscape and townscape cannot be ruled out.											
8 Cultural heritage	Davida	0	N/A	N/A	N/A	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None				
9 Air quality		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
3 All quality	Development would not have a discernible impact on an AQMA or CAZ. The construction and occupation of new homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements.											
10 Transport		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
	Site is within 350m of multiple bus stops with frequent services. The nearest railway station is 4.9km north-east at Frinzinghall Railway Station. Site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.											
11 Housing		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
	The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.											
12 Accessible services		+/-	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a				
	Access to key services and amenities is somewhat poor, with a limited offering in the local area. Residents may need to travel up to 1.2km either east into Lower Grange or north-east onto Allerton Road in order to access a broader range of services to satisfy their daily needs. However, some services including a post office and pharmacy are available within 600m of the site.											
13 Social cohesion		++	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
	Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.											
		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				

	Baseline	Effect on	SA Objecti	ve					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
14 Culture & leisure	restaura		urches, s	such as th	ose along	Thornto	ge of culture and leisure opportunities incl on Road and Allerton Road, as well as hav		
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a	
15 Safe & secure	location new dev	where the	re are cui	rrently nor entially er	ne, and so nhance co	o an incr ommunity	introduce new potential targets and victime ease in crime at the site cannot be ruled on cohesion and wellbeing, or increase nat	out. However,	
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b	
16 Health	west of a Residen exercise	a general h	nospital, E te would at nearby	Bradford F	Royal Infir ess to a d	mary. iverse ra	I centre, Manor Medical Practice. The site ange of semi-natural habitats with opportu improve both physical and mental health	nities for outdoor	
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b	
Education		rest prima Dixon Aller	-			-	School, is 495m east of the site. The nea ite.	rest secondary	
		+/-	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b	
18 Employment	The site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford, including the Thornton Road Employment Zones which is 2.5km east of the site and the regional city centre slightly further afield to the east. It is uncertain the extent to which the loss of agricultural land could impact on employment opportunities in agriculture in the local area.								
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b	
19 Economy	as by inc	creasing th	ie deman However,	d for local	l goods a	nd servi	I have a minor beneficial impact on the loca ses and enhancing the pool of potential er which the loss of agricultural land could in	nployees for	

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/045 - Reservoir House, Heights Lane,	0.87	PDL, Bradford Pistol and Rifle	80% Brownfield	36 dwellings	Discounted
Daisy Hill		Club			

# Summary of assessment for NW/045:

No significant adverse effects predicted for the site. Minor adverse effects predicted for air quality and water resources SA Objective, as predicted for nearly all other sites. Minor adverse effect also predicted for climate change resilience SA Objective due to surface water flood risk within the site. The site is well located to provide residents with good access to buses, shops, jobs, and cultural spaces, with particularly good access to schools and health facilities.

	Baseline	Effect on S	SA Object	ive					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
		+/-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3d	
3 Land & Buildings	and san		As with	which it c	oincides		Lee of land, depending on the potential impa .C of the site is of urban grade. There may		
4 Climate change		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e	
resilience							face water flooding risk in the middle of the areful layout of development.	e site, and it is	
		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e	
5 Water resources							aterbodies within 100m of the site. Howev water consumption at this location in relat	•	
6		+	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h	
Biodiversity & geodiversity	value, de		nt could b	e an opp	ortunity	to enhar	Persity designation. As a brownfield plot of lince the biodiversity value of the site as well etwork.	•	
7 Landscape		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b	
& townscape	Site would not affect an AONB or National Park. The development would be an opportunity to improve the effect								
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None	
heritage	Develop	ment at the	e site wo	uld be u	nlikely to	have a	I discernible impact on any heritage asset o	r historic area.	
9 Air quality		-	Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e	

	Baseline	Effect on S	SA Object	tive					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
							is expected to be a minor reduction in air q e construction and occupation of new home	· -	
10	Site is w	+ rithin 200m	P of two b	LT ous stops	IR with free	M quent se	SC2, H09, TR1, TR3, DS4 rvices. Frizinghall Railway Station is 2.7km	10a – 10e east of the site	
Transport		side of the amount o		-	ne site ha	as good a	access for pedestrians, but somewhat limit	ed for cyclists with	
		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a	
11 Housing	on the ty meet the	pes and te minimum	enures o criteria	f the hou of policie	sing is pi s HO4 ai	rovided i nd HO5	ion towards satisfying Bradford's housing r n line with the Local Plan policies. The dev (10 or more homes, or an area of more tha nouses to reflect local need.	elopment would	
12 Accessible		+	Р	LT	IR	М	SC1, SC2, SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2, EC5, HO3, HO12	12a	
services	The site Haworth	-	access t	o the ran	ige of sei	rvices ind	cluding those around 600m north on Heigh	ts Lane and	
		+	Р	LT	IR	М	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a	
13 Social cohesion	commun	nity interactorics or could a	tion, with Iter the l	out the cocal sens	developm	nent bein	within an existing community, encouraging g of a scale that could put pressure on loca and place. This site would provide high-qua	al services and	
		or mgm do <sub>l</sub>	Silvation	( ).				anty nomes within	
		+	P	LT	IR	M	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a	
14 Culture & leisure		+	P ess to cu	LT Iture and			SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2,	14a	
leisure		+ good acce	P ess to cu	LT Iture and			SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a	
	New res	+ good acce g places of +/- idential de where cur	P ess to cu worship P velopme	LT L	I leisure of IR site would one, but	M Id introducould po	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  ities in the local area along Heights Lane a	14a and Haworth Road 15a e at a vacant	
eisure 15 Safe &	New res	+ good acce g places of +/- idential de where cur	P ess to cu worship P velopme	LT L	I leisure of IR site would one, but	M Id introducould po	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  ities in the local area along Heights Lane a  SP1, SP3, SP4, SP16, HO9, DS5, CO2  uce new potential victims or targets of crim tentially enhance community cohesion and	14a and Haworth Road 15a e at a vacant	
eisure 15 Safe &	New res location increase  The site site. The opportur and mer	+/- good acce g places of  +/- idential de where cur e natural su  ++ has good e site would nities for ou	P  ess to cu worship  P  velopme rently the urveillance  P  access to cu do provide utdoor ex for the re	LT  Iture and  LT  ent at the ere are note, and so a GP so eresident cercise are sidents esidents	IR site wou one, but o could he urgery, the swith expended to the second of these	M Id introduced by the second point of the sec	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  ities in the local area along Heights Lane a  SP1, SP3, SP4, SP16, HO9, DS5, CO2  uce new potential victims or targets of crim tentially enhance community cohesion and ombat the local risk of crime.  SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9,	14a  15a  e at a vacant wellbeing, or  16a, 16b  Om north of the pabitats with ove both physical	

CA Objective	Baseline	Effect on S	SA Object	ive				
SA Objective	trena	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
17 Education	Site is 6	50m south	of Beckf	foot Heat	on Prima	ary Schoo	ol and 1km south of Beckfoot Upper Heator	ì.
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
Employment		•					a broad range of high quality and diverse e thin 5km of the site.	mployment
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local economy increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, could encourage further inward investment to help tackle local deprivation.							

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/046 - Haworth Road, Playing fields, Heaton	5.59	Green open space, with woodland	Greenfield	80 dwellings	Preferred Option: NW18/H

# Summary of assessment for NW/046:

The site could deliver major positive effects for residents on both the health and education SA Objectives as a result of being within the target distances for all necessary health facilities and centres for primary and secondary education.

Minor positive effects were predicted for nearly all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and employment areas.

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site containing trees. Approximately 30% of the site is at low risk of surface water flooding and there are a few very limited areas at medium and high risk, but given the size of the site in relation to these areas, it is expected that it could be avoided through the careful layout of the development.

OA Objective	Baseline	Effect on	SA Object	ive					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
3 Land &			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, - 3e	
Buildings	Site is g	reenfield. A	ALC Grad	de at the	site is 'U	rban'. Si	te coincides with a coal and sandstone MS	SAs.	
		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e	
4 Climate change resilience	limited a of mediu	reas at me ım/high ris	edium an k, it is ex	d high ris	sk of surfa nat it wou	ace wate	v risk of surface water flooding and there a er flooding. Given the size of the site in rela oided through a careful layout of developm mpermeable surfaces, compared to current	tion to the areas ent.	
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e	
resources							100m of a surface waterbody. Development consumption.	nt at the site	
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f	
6 Biodiversity & geodiversity	Site is greenfield containing various GI elements including trees and it is likely to be of some biodiversity value its current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity.  The site is located approximately 3.1km from Trench Meadows, 3.2km from Bingley South Bog and 6.8km from the South Pennine Moors, all of which are SSSIs. The site falls within a SSSI Impact Risk Zone. Further consideration of the likely risks should be undertaken at the site level and consultation with Natural England undertaken if necessary.  The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.								
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b	

	Baseline	Effect on	SA Object	ive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
7 Landscape & townscape	National that cont would th existing	Parks or A tains GI ele erefore be residential	AONBs. I ements on likely to built form	However of potential adversel on, which	, resident ally high ly alter th would he	tial devel visual an e local to elp to lim	cernible effect on any landscape designation lopment at this site could result in the loss nenity, including trees, woodland and open ownscape and landscape character. The sit the magnitude for potential effects, but a ascape cannot be ruled out.	of open greenfield space, and it te is adjacent to				
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None				
heritage	Develop	ment at th	e site wo	uld be ur	nlikely to	have a c	liscernible effect on any heritage asset or h	nistoric area.				
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
9 Air quality	homes v		xpected t	to result i	in a mino	r increas	an AQMA or CAZ. The construction and one in air pollution in relation to existing leve	-				
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
10 Transport	Frinzingl	Site is within 300m of multiple bus stops with frequent services. The nearest railway station is 3.01km east at Frinzinghall Railway Station. Site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.										
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
11 Housing	types an minimum	d tenures n criteria o	of the ho f policies	using is HO4 an	provided d HO5 (1	in line w 0 or mor	rards satisfying Bradford's housing needs, ith the Local Plan policies. The developme homes, or an area of more than 0.5ha), or reflect local need.	ent would meet the				
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a				
services	The site	is within 6	00m of k	ey servic	es and a	menities	s along Haworth Road and Heights Lane.	1				
		++	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
13 Social cohesion	without o	disrupting	cohesive pment be	ness of e	existing conscipulation	ommunit	n an existing community in an area of high ry, encouraging participation and communi at pressure on local services and facilities of	ty interaction,				
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
leisure		nts, places		_			nge of culture and leisure opportunities inc aces, such as those along Heights Lane a					

	Baseline	Effect on	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location new dev	where the	re are cu could po	rrently notes tentially of	one, and enhance	so an in commun	d introduce new potential targets and victin crease in crime at the site cannot be ruled ity cohesion and wellbeing, or increase na	out. However,
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	west of a Residen exercise	a general h ts at the si	nospital, te would at West	Bradford have ac Bradford	Royal In	firmary.	urgery, Heaton Medical Practice. The site in range of semi-natural habitats with opportunal could improve both physical and mental h	unities for outdoor
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
Education		rest prima e School,	-		•	School,	is 450m north of the site. The nearest seco	ondary school,
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
18 Employment	opportur	nities in Br	adford, ir	ncluding	the Thorr	nton Roa	a broad range of high quality and diverse defined a broad range of high quality and diverse defined a broad range of high quality and diverse defined a broad range of high quality and diverse defined a broad range of high quality and diverse defined a broad range of high quality and diverse defined a broad range of high quality and diverse defined a broad range of high quality and diverse defined a broad range of high quality and diverse defined a broad range of high quality and diverse defined a broad range of high quality and diverse defined a broad range of high quality and diverse defined a broad range of high quality and diverse defined a broad range of high quality and diverse defined a broad range of high quality and diverse defined a broad range of high quality and diverse defined a broad range of high particles and diverse defined a broad range of high particles and diverse defined a broad range of high particles and diverse defined a broad range of high particles are defined a broad range of high particles and diverse defined a broad range of high particles are defined a broad range of high particles and diverse defined a broad range of high particles are defined a broad range of high pa	
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	as by inc		-				I have a minor beneficial impact on the location in the location and enhancing the pool of potential e	-

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/049 - Bingley Road/Long Lane, Heaton	20.32	Golf course	Greenfield, Green Belt	200 dwellings	Preferred Option: NW19/H

# Summary of assessment for NW/049:

The site could deliver a major positive effect for residents on the health SA Objective as a result of being within the target distances for all necessary health facilities.

Major adverse effects have been predicted for the site's impact on the water resources SA Objective due to the presence of a large pond inside the boundary and several other small waterbodies within 100m of the site, the water quality of which would be at risk from the construction and occupation of this site.

Minor positive effects were predicted for a range of socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, education facilities and employment areas.

The site is greenfield and on Green Belt land, adjoining deciduous woodland priority habitat, TPO woodland and an area of Ancient Woodland, and as such the development has been predicted to result in minor adverse effects on most natural environment themed SA Objectives.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

	Baseline	Effect on SA Objective						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, - 3e
Buildings	Site is gr	reenfield. ALC Grades at	the site	are 'Urbar	' and Gr	ade 4. S	ite coincides with coal and sar	ndstone MSAs
4 Climate		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
change resilience	size of th	ne site in relation to the a	reas, it is	expected	that it w	ould be	um risk of surface water floodi avoided through a careful layo permeable surfaces, compare	ut of
- 10/			Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e
5 Water resources	within 10	00m of the site. Developm	nent here	could po	se a risk	to water	ary. A number of other small v quality. Development at the s cation in relation to existing le	ite would be
6 Biodiversity			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f

	Baseline	Effect on SA Objective						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
& geodiversity	its curred ecologic perimete Woodlar also TPC site, suc disturbal The site Bingley of the lik necessa The HRA	nt condition. New develop al connectivity. Deciduous ers. Heaton Woods, North and, adjoins the site's perir D woodland. New develop h as through impacts on a falls within a SSSI Impacts outh Bog is approximate ely risks should be under ry.	oment he is woodla neliffe Woneter. So oment at root zone at Risk Zoely 2.6km at identified	ere could rand priority pods, and ome of the the site coes, losses one. Trender north we the site led that likel	educe by habitat Old Spri woodla puld pote of function Mead st of the vel and	adjoins to adjoins to adjoins to adjoins to adjoin the centially acconsult to a site, both consultat	it is likely to be of some biodivery value at the site and reduce the site's north-western and so LWS, which is also an area of southern and north-western proversely affect the woodland juked land or increases in recrease proximately 2.3km north of the proximately 2.3km north of	local uthern f Ancient perimeter is ust outside the ational e site and consideration rtaken if
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7 Landscape & townscape	and on 0 golf club but it is 0 likely be	Green Belt land and is co and a pond. It is uncerta considered likely that it w avoided due to Local Pla	mprised in how n ould advo an policie	of open spew reside ersely alte s necessi	paces, trontial deversities the location in th	ees, woo elopment al landsc gh quality	nal Park. The site is a very larged and, some existing structure that the site would be laid out cape character. A significant effection and the incorporation hich would help to screen potential.	s in use by the ir implemented fect would of GI
8 Cultural		0	Р	LT	R	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3SP2, SP10, EN3, EN4, EN5, EN6, DS3	None
heritage	area. It s	should also be noted that	the north	nern perim	eter of t	he site is	t on any sensitive heritage ass adjacent to the Saltaire WHS ation as part of any planning a	buffer zone.
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	homes v		ult in a m	inor increa			AZ. The construction and occu	•
		+/-	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	is over 6 Site app	600m from the closest bus ears to be accessible via	s stop. Tl walking	ne neares	t railway g, althou	station is	e of the site the western bound s 2.5km east at Frizinghall Rail ocal topography (site is on a hi er people from walking or cyclin	way Station. ll), and the

	Baseline	Effect on SA Objective											
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a					
11 Housing	types an minimun	The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.											
12		-	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a					
Accessible services		erton Road or further onto			-		would be likely to have to trave range of services required to s						
13 Social		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a					
cohesion	interaction		ent being	g of a scal	e that ma	-	uraging participation and comnessure on local services and fa	-					
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a					
eisure		Residents at the site would have good access to a range of culture and leisure opportunities including pubs, churches, sports clubs and outdoor leisure spaces, such as those in Heaton.											
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a					
15 Safe & secure	location new dev	where there are currently	/ none, a ly enhan	nd so an i ce commu	ncrease	in crime	potential targets and victims of at the site cannot be ruled out d wellbeing, or increase natura	. However,					
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b					
10.11	The site is fairly large, and residents would mostly be within 800m of the nearest GP surgery, Heaton Medical Practice, depending on location within the site. The site is 1.7km north of a general hospital, Bradford Royal Infirmary.												
16 Health	Infirmary	/.											
16 Health	Residen exercise	ts at the site would have			_		natural habitats with opportunit ophysical and mental health fo						

	Baseline	Effect on SA Objective										
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
17	The nea	rest primary school, Heat	west of the site. The nearest se	econdary								
Education	school, E	Belle Vue School, is 1.06	km west	of the site								
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
Employment	opportur	he site would provide residents with good access to a broad range of high quality and diverse employment pportunities in Bradford, including the Canal Road Employment Zone which is 2.8km south-east of the site and ne regional city centre slightly further afield to the south-east.										
40.5		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy		creasing the demand for I					peneficial impact on the local e licing the pool of potential empl					

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/052 - Carlisle Road	1.07	PDL, derelict area and car wash	Brownfield	44 dwellings	Preferred Option: NW20/H

## Summary of assessment for NW/052:

Significant adverse effect predicted for the air quality SA Objective due to the site being partially within the CAZ. No other significant adverse effects predicted. Development at the site would be an opportunity to deliver biodiversity net gains, improvements to the local townscape character, and new investment for the Listed Building within the site – although it is somewhat uncertain whether the Listed Building (which appears to have fallen into disrepair) would be reused and invested in, or demolished. The site is well located to provide residents with good access to shops, jobs, buses, and cultural spaces, with particularly good access to schools and health facilities.

	Baseline	Effect on	SA Object	tive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Mitigating or enhancing Local Plan policies		Mitigation code(s)				
		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3b, 3c				
3 Land & Buildings	and san		As with	which it	coincide		se of land, depending on the potential impa LC of the site is of urban grade. There may					
4 Climate change		+	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
resilience	Site is w	ithin FZ1 a	and not a	at risk of	surface	water flo	oding.	-				
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e				
resources		Site is not in a GSPZ. No surface waterbodies within 100m of site. Development would result in a minor net increase in water consumption at this location in relation to existing levels.										
6		+	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h				
Biodiversity & geodiversity	value, de		nt could b	oe an op	portunity	to enha	rersity designation. As a brownfield plot of I nce the biodiversity value of the site as we network.	•				
7 Landscape		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b				
& townscape	Site would not affect an AONB or National Park. The development would be an opportunity to improve the effect of the site on the local character and would be in-keeping with the existing built form of the local area.											
		+	Р	LT	IR	L	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b				
8 Cultural heritage	develop	ment could	l result ir at this si	n the cor ite could	version bring ne	of this b	I most corner of the site (34, Bavaria Place uilding. The building appears to have fallen ment that could enhance the condition of the	into disrepair.				

	Baseline	Effect on	SA Objec	tive					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
0. A in any a life.			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c	
9 Air quality	pollution	-	in relati	on to exi	sting lev	els, due	t difficult to achieve clean air targets due to to the construction and occupation of new b lution.		
10		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d	
Transport	Railway		he site is	very ac	-		ices and 1.8km north west of Bradford Forsestrians and cyclists although there is a lack	-	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a	
11 Housing	on the ty meet the	pes and te minimum	enures o criteria	f the hou of policie	ising is p es HO4 a	orovided and HO5	tion towards satisfying Bradford's housing r in line with the Local Plan policies. The dev (10 or more homes, or an area of more tha houses to reflect local need.	elopment would	
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a	
services		lld have ex those arc				_	of services and amenities in highly accessinam.	ble locations,	
		+/-	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a	
13 Social cohesion	participa services would be	tion and coand facilit	ommunities or co mpact or	ty interact ould alter n the qua	tion, with	hout the	existing community of high deprivation, end development being of a scale that could pure of community and place. Site is adjacent to residents here as a result of exposure to a	t pressure on loca A6177, which	
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a	
leisure	Site offers residents with good access to cultural and leisure areas, including those in Manningham to the norte east and Black Abbey to the south.								
45015		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a	
15 Safe & secure	locations	s where cu	rrently th	nere are	none, bu	ut it could	luce new potential victims or targets of crimed potentially enhance community cohesion and the local risk of crime.		
16 Health		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b	

OA Objective	Baseline	Effect on S	SA Object	tive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
	Hospital	Site is 450m south of Westbourne Green Community Health Centre and within 2km of Bradford Royal Infirmary Hospital. Site would provide new residents with good access to Peel Park and Lister Park providing outdoor exercise opportunities, via the local PRoW network.										
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
Education	Site is 60 College.	00m North	of Atlas	commur	nity Prima	ary Scho	ool and within 2km of St Bede's and St Josep	h Catholic				
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
Employment		e would provide residents with excellent access to a broad range of high quality and diverse employment portunities in Manningham as well as at the Business Development Zones and Employment Zones in Bradford.										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	increasir business	ng the dem ses. An imp	nand for proveme	local goo	ds and s built env	services vironmen	ave a minor beneficial impact on the local economic and enhancing the pool of potential employed attractiveness to ackle local deprivation.	es for local				

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/054 - Land to rear of	F 00	0.000	000/ Provediald	20 decellinara	Preferred
Fearnside Terrace and	5.08	Open space	90% Brownfield	32 dwellings	Option: NW21/H
Whetley Mills					

#### Summary of assessment for NW/054:

A significant adverse effect has been predicted for the site due to it being within the CAZ. There are areas of medium and high surface water flood risk within the site, primarily associated with the two man-made lakes/ponds. It is unclear how these man-made lakes/ponds would be impacted by development. The site contains deciduous woodland Priority Habitat.

The site is well located to provide residents with good access to key services and amenities, shops, schools, jobs and cultural spaces, with particularly good access to health facilities. Part of the site is in existing use for various business premises. It is not entirely clear the extent to which these are still operational and whether replacing them with residential development would impact on local people's access to jobs.

	Baseline	Effect on S	SA Objec	tive				Mitigation code(s)	
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies		
		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a – 3f	
3 Land & Buildings	constitut	e an efficie	ent use o	of land de	epending	on impa	Than grade ALC soils. Site is a large brownf acts on the MSA. It is unknown if the existin f some materials of some use.		
4 Climate		-	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e	
change resilience	Site is within FZ1. There are several areas of low, medium, and high surface water flood risk particularly the man-made lakes on site. It is not entirely certain the extent to which surface water flood risk could be through a careful layout of development.								
		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e	
5 Water resources	negative the exter	ly affected	as a re	sult of de	evelopme	nt. Give	es within the site boundary, which could potenther is in existing use by business prepact on rates of water consumption at this location.	mises, it is unclea	
Siodiversity		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h	
& geodiversity		eciduous woodland, a priority habitat, is within the site boundary. The loss of this habitat would reduce the site's odiversity value and reduce local habitat connectivity.							
7		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b	
Landscape & ownscape	adverse	y alter the	local ch	aracter.	Any adve	erse effe	onal Park. The loss of some greenfield and ct would be minor and countered, to some site through new development replacing the	extent, by the	

	Baseline	Effect on S	SA Object	tive						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
		+	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b		
8 Cultural heritage	Road, 6 Mills (D windows	Storey To Illingworth	Rear) W And Sor dential d	/ith Chim ns Mills)) evelopm	ney Bet . The Li ent at thi	ween An sted Buil is site wo	Grade II Listed Building (Two Parallel Block of Office Block And Lodge To Right Of Entralding appears to have fallen into disrepair (epuld bring new investment that could enhance ons.	nce At Whetley .g. boarded up		
O Air avality			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c		
9 Air quality	pollution		in relati	on to exi	sting lev	els, due	it difficult to achieve clean air targets due to to the construction and occupation of new h lution.			
10		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d		
Transport	Station,		frequent	t service:	s. The si	te is very	ices. Site is 1.7km west of Bradford Forster accessible for pedestrians and cyclists alth	•		
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a		
11 Housing	on the ty meet the	pes and te minimum	enures of criteria	f the hou of policie	sing is p s HO4 a	rovided and HO5	tion towards satisfying Bradford's housing n in line with the Local Plan policies. The deve (10 or more homes, or an area of more than houses to reflect local need.	elopment would		
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a		
services		lld have ex those aro				_	of services and amenities in highly accessil m.	ole locations,		
		++	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a		
13 Social cohesion	Development would situate new residents within an existing community of high deprivation, encouraging participation and community interaction, without the development being of a scale that could put pressure on local services and facilities or could alter the local sense of community and place.									
14 Culture & leisure		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a		
	Site offe	rs resident	s with go	ood acce	ess to cul	ltural and	d leisure areas along Thornton Road.			
45.0 ( ^		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a		
15 Safe & secure	locations	s where cu	rrently th	nere are	none, bu	it it could	luce new potential victims or targets of crime I potentially enhance community cohesion a ombat the local risk of crime.			

0.4.01: #	Baseline	Effect on S	SA Object	ive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
40 1110-		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
16 Health	would ha	Site is 600m west of Bilton Medical centre and 1.7km north west of Bradford Royal Infirmary Hospital. Residents would have excellent access to outdoor space, which can have positive health effect both physically and mentally, including West Park, via the local PRoW network.										
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
Education		Site is 670m south west of Atlas Community Primary School. The nearest secondary school, St Bede's and St Joseph Catholic College is 1.7kkm from the site, putting it outside the target range.										
40		+/-	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
18 Employment	provide i	-	vith exce	llent acc	ess to a	broad ra	of a number of business premises at this locange of high quality and diverse employment					
		+/-	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	The redevelopment of the site may result in the loss of a number of business premises at this location. At the											

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/073 - Church Street, Manningham	0.23	PDL, vegetation and hardstanding	Brownfield	10 dwellings	Preferred Option: NW23/H

### Summary of assessment for NW/073:

Significant adverse effect predicted for air quality SA Objective due to the site being in a CAZ. No other significant adverse effects predicted. The site would be a good opportunity to deliver biodiversity net gains and improvements to the local character, as well as to the setting of St Paul's Conservation Area and nearby Listed Buildings. The site is well located to provide residents with good access to shops, jobs, cultural spaces, and buses, with particularly good access to schools and health facilities.

SA Objective	Baseline	Effect on	SA Objec	tive									
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3b, 3c					
3 Land & Buildings	MSA wh	Site is brownfield and would constitute an efficient use of land, depending on the potential impacts on the coal MSA which it is situated within. It is unknown if the existing buildings on-site could be re-used but they would ikely be a source of some materials of some use. The ALC of the site is of urban grade.											
4 Climate change		+	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
resilience	Site is w	ite is within FZ1 and not at risk of surface water flooding.											
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e					
resources		Site is not in a GSPZ. No surface waterbodies within 100m of site. Development would result in a minor net increase in water consumption at this location in relation to existing levels.											
6 Biodiversity		+	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h					
& geodiversity		urrently of sity net gai		liversity v	/alue and	d new d	evelopment here would be an opportunity to	deliver					
7 Landscape		+	Р	LT	IR	M	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b					
& townscape	Site would not affect an AONB or National Park. The development would be an opportunity to improve the												
		+	Р	LT	IR	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b					
8 Cultural heritage	School I	Houses' is	20m sou	uth of the	site. Giv	ven the	de II Listed Building 'Main Block to St Paul's current condition of this vacant PDL plot, nee the setting of the Conservation Area and I	w development					
9 Air quality			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c					

SA Objective	Baseline	Effect on	SA Objec	tive									
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
	air pollu		site in re	lation to	existing	levels, c	it difficult to achieve clean air targets due tue to the construction and occupation of nution.						
40.7		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d					
10 Transport	which ha		t service	s. The si	te is ver		ices. Site is within 1.4km north of Frizingha ible for pedestrians and cyclists although the						
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a					
11 Housing	on the ty meet the	pes and to minimum	enures o criteria	f the hou of policie	Ising is p es HO4 a	orovided and HO5	tion towards satisfying Bradford's housing in line with the Local Plan policies. The de (10 or more homes, or an area of more the houses to reflect local need.	velopment would					
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a					
services		Site would have excellent access to a diverse range of services and amenities in highly accessible locations, being within a 250m walk of services and amenities along Oak Lane.											
		++	Р	LT	IR	T	000 000 000 004 005 004 000 1104	T					
13 Social						Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a					
	participa	ment woul	d situate ommuni	new resty interact	sidents v	vithin an hout the	existing community of high deprivation, endevelopment being of a scale that could presse of community and place.	couraging					
cohesion  14 Culture &	participa	ment woul	d situate ommuni	new resty interact	sidents v	vithin an hout the	existing community of high deprivation, endevelopment being of a scale that could provide the could be considered to the could be considered to the country of the could be considered to the co	couraging					
cohesion  14 Culture &	participa local ser	ment would ation and crivices and the trivices and the trivices are the tr	d situate ommuni facilities  P	e new resty interactor could	sidents vertion, with alter the	vithin an hout the e local se	existing community of high deprivation, endevelopment being of a scale that could prense of community and place.  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2,	couraging ut pressure on					
13 Social cohesion  14 Culture & leisure	participa local ser	ment would attend and convices and the strength of the strengt	d situate community facilities  P  Is with go spaces	e new resty interactor could LT  cood accest along O	isidents vertion, with alter the IR	vithin an hout the e local set H  If und Car	existing community of high deprivation, endevelopment being of a scale that could prense of community and place.  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  d leisure areas, being within a 500m walk of lisle Road.  SP1, SP3, SP4, SP16, HO9, DS5, CO2	couraging ut pressure on  14a  of a varied array of					
14 Culture & eisure	Site offe cultural a	ment would attend and convices and the sure that the second and leisure the second and the secon	d situate community facilities  P  s with g s spaces  P  velopme rrently the	e new resty interactor could LT LT along O LT LT ent at the here are	IR  ess to cuak Land  IR  site woonone, but	vithin an hout the e local se H  Iltural and Car  M  uld introdut it could	existing community of high deprivation, endevelopment being of a scale that could prense of community and place.  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  d leisure areas, being within a 500m walk of liste Road.	couraging ut pressure on  14a  of a varied array of  15a  ne at vacant					
14 Culture & eisure	Site offe cultural a	ment would attend and convices and the sure that the second and leisure the second and the secon	d situate community facilities  P  s with g s spaces  P  velopme rrently the	e new resty interactor could LT LT along O LT LT ent at the here are	IR  ess to cuak Land  IR  site woonone, but	vithin an hout the e local se H  Iltural and Car  M  uld introdut it could	existing community of high deprivation, endevelopment being of a scale that could prese of community and place.  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  deleisure areas, being within a 500m walk of lisle Road.  SP1, SP3, SP4, SP16, HO9, DS5, CO2  Buce new potential victims or targets of crinical potentially enhance community cohesion	couraging ut pressure on  14a  of a varied array of  15a  ne at vacant					
cohesion  14 Culture &	Site offe cultural and increase	ment would atton and convices and the series of the series	d situate ommuni facilities  P s with g s spaces  P velopme rrently the profile of Wes Resider	e new restry interaction or could be a could	IR  ess to cuak Land  IR  site woonone, but to could  IR  Green C	vithin an hout the e local set H  Iltural and Carl M  uld introdut it could help to count i	existing community of high deprivation, endevelopment being of a scale that could prese of community and place.  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  d leisure areas, being within a 500m walk of the second secon	couraging ut pressure on  14a  14a  of a varied array of  15a  ne at vacant and wellbeing, or  16a, 16b  Bradford Royal positive health					

SA Objective	Baseline	Effect on S	SA Object	ive					
SA Objective	trend		Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
17 Education	Site is w	ithin 450m	Westbo	urne Prii	mary Scl	hool and	within 1.2km of Oasis Academy Secondary	School.	
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b	
Employment		•					o a broad range of high quality and diverse en a broad range of high quality and diverse of Bradford.	employment	
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b	
19 Economy	increasir business	The construction and occupation of new homes could have a minor beneficial impact on the local economy, ncreasing the demand for local goods and services and enhancing the pool of potential employees for local pusinesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.							

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/080 - Rayner Mount Allerton	0.24	Open greenspace surrounded by residential housing	Greenfield	9 dwellings	Preferred Option: NW24/H

### Summary of assessment for NW/080:

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects predicted for most natural environment themed SA Objectives, primarily as a result of the effects associated with development on greenfield. The site is well located to provide residents here with good access to shops, jobs, buses, and cultural spaces, with particularly good access to schools and health facilities.

SA Objective	Baseline	Effect on S	SA Object	ive						
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
3 Land & Buildings		rithin a coa A. The ALO					H05, H06, H07, TR2 irely efficient use of land. Site is entirely s	3a – 3d ituated within a		
4 Climate change resilience		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7  However, development could lead to an	4a – 4e		
		eable surfa				•	SP9, EN1, EN2, EN7, EN9	5a – 5e		
5 Water resources		tion and o					I aterbodies within 100m of the site. Howev to increase water consumption at this loc	•		
6 Biodiversity & geodiversity	connecti The HR	ivity due to A Screenin	the loss	of green ss has ide	ifield land entified th	d. nat likely	•			
7 Landscape & townscape	estate co	Development would not impact on an AONB or National Park. The loss of a greenfield site within a housing estate could adversely impact the local setting and tranquillity for the residents which currently surround this plot. However, the residential development would be adjacent to existing built form the alteration to character is not expected to be significant.								
8 Cultural heritage	Develop	O ment at the	n/a e site wo	n/a ould be ur	n/a nlikely to	H have a	SP2, SP10, EN3, EN4, EN5, EN6, DS3 discernible impact on any heritage asset o	None r historic area.		
9 Air quality		-	Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e		

	Baseline	Effect on S	SA Object	ive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
							is expected to be a minor reduction in air of construction and occupation of new home	
		+	Р	LT	IR	М	SC2, HO9, TR1, TR3, DS4	10a – 10e
10 Transport	Railway	station, is	5.2km w	est of the	e site and	d outside	es. The nearest railways station, Bradford of the desired range. The site has good a imited amount of cycle paths.	•
11 Housing		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
TTTIOUSING		•	•		•		ion towards satisfying Bradford's housing r n line with the Local Plan policies.	needs, depending
12		-	Р	LT	IR	М	SC1, SC2, SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2, EC5, HO3, HO12	12a
Accessible services	service o	centre on A	Allerton F	Road whi	ch offers	a broad	s and amenities. The site is within 1km of the range of key services and amenities, putting ost office and pharmacy are available with	ng it outside the
		++	Р	LT	IR	М	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	commun facilities	ity interac	tion, with Iter the lo	out the cocal sens	developm	ent bein	within an existing community, encouraging g of a scale that could put pressure on locand place. This site would provide high-qua	al services and
14 Culture &		+	Р	LT	IR	М	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
eisure							ities. Site is within 200m of several areas o	of open
45.0-4- 0		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location	where cur	rently the	ere are n	one, but	could po	uce new potential victims or targets of crim tentially enhance community cohesion and mbat the local risk of crime.	
		++	Р	LT	IR	М	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health		has good I Royal Infi		o a GP s	urgery, b	eing with	nin 500m of Manor Medical Practice and w	ithin 3km of
	opportur	-	utdoor ex	cercise a	nd comm	unity en	es to a diverse range of semi-natural habita gagement opportunities, which could impro nents.	

SA Objective	Baseline	Effect on	SA Object	ive				
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
Education	Site is w School.	ithin 600m	St Jame	es Churc	h Primary	y School	and 1km west of Dixon Allerton Academy	/ Secondary
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
Employment		-					a broad range of high quality and diverse Road Employment area and 5km of Brad	
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy		ng the dem	-				have a minor beneficial impact on the loand enhancing the pool of potential emplo	-

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/084 - Belvedere		PDL, Industrial			Preferred
Terrace, Hollings Road,	0.33	site	Brownfield	15 dwellings	Option:
Girlington					NW25/H

# Summary of assessment for NW/084:

Significant adverse effect predicted for the air quality SA Objective as a result of the site being within the CAZ. No other significant adverse effects predicted. The site would be a good opportunity to deliver biodiversity net gains and improvements to the local character. The site is well located to provide residents with good access to jobs, shops, buses, and cultural spaces, with particularly good access to schools and health facilities.

	Baseline	Effect on S	SA Object	ive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3b, 3c				
3 Land & Buildings	and san	dstone MS	As with	which it	coincides	s. It is ur	se of land, depending on the potential impact known if the existing buildings on-site could ome use. The ALC of the site is of urban gra	be re-used but				
4 Climate change		+	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
resilience	Site is w	ithin FZ1 a	and not a	t risk of	surface v	water flo	oding.	1				
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e				
resources		Site is not in a GSPZ. No surface waterbodies within 100m of site. Development would result in a minor net increase in water consumption at this location in relation to existing levels.										
6		+	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h				
Biodiversity & geodiversity	value, de		t could b	e an op	portunity	to enha	l ersity designation. As a brownfield plot of lin nce the biodiversity value of the site as well network.	•				
7 Landscape		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b				
& townscape	Site would not affect an AONB or National Park. The development would be an opportunity to improve the											
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None				
heritage	Develop	ment at sit	e would	be unlike	ely to hav	ve a disc	I cernible impact on any heritage assets or his	storic areas.				
9 Air quality			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				

	Baseline	Effect on	SA Objec	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
	pollution		in relati	ion to exi	isting lev	els, due	it difficult to achieve clean air targets due to to the construction and occupation of new lution.	
10		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
Transport	Station,		frequen	t service	s. The si	te is ver	vices. Site is 1.6km west of Bradford Forster y accessible for pedestrians and cyclists alt	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	on the ty meet the	pes and te minimum	enures o criteria	f the hou of policie	ising is p es HO4 a	orovided and HO5	Ition towards satisfying Bradford's housing in line with the Local Plan policies. The dev (10 or more homes, or an area of more that houses to reflect local need.	elopment would
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services		uld have ex g those arc				_	of services and amenities in highly access m.	ible locations,
40.0 : 1		++	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	participa	ition and c	ommunit	ty interac	ction, wit	hout the	existing community of high deprivation, end development being of a scale that could pure of community and place.	
14 Culture & leisure		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
cisure	Site offe	rs resident	ts with g	ood acce	ess to cu	Itural an	d leisure areas along Thornton Road.	1
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	locations	s where cu	rrently th	here are	none, bu	ut it coul	duce new potential victims or targets of crimed potentially enhance community cohesion accombat the local risk of crime.	
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	Residen	ts would h	ave exce	ellent acc	cess to c	utdoor s	I I 1.7km north west of Bradford Royal Infirmation space, which can have positive health effect bW network.	

SA Objective	Baseline	Effect on S	SA Object	tive				
trend		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
17	Site is 3	40m west	of Atlas (	Commun	ity Prima	ary Scho	ol. The nearest secondary school, St Bede's	s and St Joseph
Education	Catholic	College is	1.4km f	rom the s	site, putti	ing it out	side the target range.	
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
Employment		lld provide nities nearb					o a broad range of high quality and diverse on 5km.	employment
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
40 5	The con	struction a	nd occup	oation of	new hor	nes coul	d have a minor beneficial impact on the loca	al economy,
19 Economy	increasir	ng the dem	and for	local god	ds and s	services	and enhancing the pool of potential employe	ees for local
	business	ses. An im	proveme	nt in the	built env	/ironmer	at could lead to an improved attractiveness to	o the area, which
	could encourage further inward investment to help tackle local deprivation.							

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/087 - Thornton Road - Fairweather Green	0.23	PDL, hardstanding and vegetation	Brownfield	5 dwellings	Preferred Option: NW26/H

### Summary of assessment for NW/087:

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects predicted for water resources and air quality SA Objectives, as predicted for nearly all sites. This small PDL site would be a good opportunity to deliver biodiversity net gain and improvements to the local townscape character. The site is well located to provide residents with good access to jobs, shops, cultural spaces, buses, and health facilities, with particularly good access to schools.

	Baseline	Effect on S	SA Object	tive									
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
3 Land &		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a – 3f					
Buildings							se of land, depending on the potential impac LC of the site is of urban grade.	cts on the coal					
4 Climate change		+	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
resilience	Site is w	rithin FZ1 a	and not a	nt risk of	surface v	water flo	oding.	I.					
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e					
resources		Site is not in a GSPZ. No surface waterbodies within 100m of site. Development would result in a minor net increase in water consumption at this location in relation to existing levels.											
6			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h					
Biodiversity & geodiversity	value, do to the co The HR	evelopmer onnectivity	nt could be of the lo	oe an op cal and v ss has id	portunity wider ecc entified t	to enha ological i hat likel	y significant effects on the South Pennine M	as its contribution					
7 Landscape		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b					
& townscape							e development would be an opportunity to in eping with the existing built form of the local	•					
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None					
heritage	Development at site would be unlikely to have a discernible impact on any heritage assets or historic areas.												
9 Air quality		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c					

SA Objective	Baseline	Effect on	SA Objec	tive				Mitigation code(s)
		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	
	expected		in a min	or increa			<ul> <li>The construction and occupation of new I in relation to existing levels due to pollutio</li> </ul>	
10		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
Transport	Station,		ast. The	site is v	ery acce		ices. The closest railway, Bradford Forster r pedestrians and cyclists although there is	-
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	on the ty meet the	/pes and to e minimum	enures o criteria	f the hou of policie	sing is p s HO4 a	rovided and HO5	tion towards satisfying Bradford's housing in line with the Local Plan policies. The dev (10 or more homes, or an area of more the houses to reflect local need.	elopment would
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services						_	of services and amenities in highly access /ictoria Shopping Park.	ible locations
13 Social		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 300lai	Develop							
cohesion	participa	ation and c	ommunit	y interac	tion, witl	hout the	existing community of high deprivation, end development being of a scale that could pu of community and place.	
14 Culture &	participa	ation and c	ommunit	y interac	tion, witl	hout the	development being of a scale that could pu	• •
14 Culture &	participa services	ation and c and facilit + ers residen	ommunities or co	y interac uld alter LT	tion, with the loca	hout the I sense o	development being of a scale that could put for community and place.  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2,	ot pressure on loca
14 Culture & leisure	participa services Site offe and eate	tion and c and facilit + ers resident eries.	ommunities or co	uld alter  LT  cood acce	IR IR	H H Itural and	development being of a scale that could put formunity and place.  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  d leisure areas along Thornton Road included SP1, SP3, SP4, SP16, HO9, DS5, CO2	14a ling public houses
14 Culture &	Site offe and eate	+  rs residenteries.  +/-  idential dess where cu	P P velopme	LT  LT  cod acce  LT  ent at the nere are	IR  IR  IR  site wounder, but	H  Itural and  M  uld introdut it could	development being of a scale that could put formunity and place.  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  d leisure areas along Thornton Road include	14a ling public houses 15a ne at vacant
14 Culture & eisure  15 Safe & secure	Site offe and eate	+  rs residenteries.  +/-  idential dess where cu	P P velopme	LT  LT  cod acce  LT  ent at the nere are	IR  IR  IR  site wounder, but	H  Itural and  M  uld introdut it could	development being of a scale that could put of community and place.  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  d leisure areas along Thornton Road included SP1, SP3, SP4, SP16, HO9, DS5, CO2  luce new potential victims or targets of criminal potentially enhance community cohesion	14a ling public houses 15a ne at vacant
14 Culture & leisure 15 Safe &	Site offe and eate locations increase	+  rs residenteries.  +/- idential dess where cue natural su  + Royal Infi	P  velopme irrently the urveillance  P  of the ne	LT  cod acce  LT  ent at the nere are ce, and s  LT  arest GF ospital. F	IR  IR  IR  Site woo o could  IR  P Surgery Resident	H Itural and H Itural and H Itural of the color of the co	development being of a scale that could put formunity and place.  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  deleisure areas along Thornton Road included SP1, SP3, SP4, SP16, HO9, DS5, CO2  luce new potential victims or targets of criminal potentially enhance community cohesion ombat the local risk of crime.  SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9,	14a  14a  ling public houses  15a  ne at vacant and wellbeing, or  16a, 16b  tely 1.3km south chich can have

OA Objective	Baseline	Effect on S	SA Object	tive				Mitigation code(s)
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	
17 Education	Site is w	ithin 500m	of Cross	sley Hall	Primary	School	and within 1km of Dixons Allerton Academy	
18 Employment		•					SP6, SP14, SP16, EC1, EC2, EC3, EC4 o a broad range of high quality and diverse of	18a, 18b employment
	opportur	nities nearb	oy, includ	ding bein	g within	5km of 6	S RUDP E6 employment zones.  SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	increasir business	ction and cong the dem	occupation nand for laproveme	on of new local goo	v homes ods and s built env	could has services vironmer	ave a minor beneficial impact on the local ecand enhancing the pool of potential employ at could lead to an improved attractiveness tackle local deprivation.	conomy, ees for local

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/088 - Spring Bank Place	0.16	PDL with vacant hard standing and trees	Brownfield	6 dwellings	Preferred Option: NW27/H

#### Summary of assessment for NW/088:

The site could deliver major positive effects for residents on the health, transport and education SA Objectives as a result of being within the target distances for all necessary health facilities, bus stops and a rail link, and centres for primary and secondary education

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being situated entirely within the CAZ. New development could potentially make achieving air quality improvement targets within the CAZ more difficult. The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor positive effects were predicted for nearly all of the remaining socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to local services and amenities and employment areas.

Although the site is PDL, it contains trees which are TPO woodland and so minor adverse effects have been predicted for a range of natural environment themed SA Objectives. The site is 60m north-east of Heaton Estates Conservation Area and in close proximity to two Grade II listed buildings, the settings of which could be negatively altered by the development.

04.01: 1:	Baseline	Effect on S	SA Object	tive								
SA Objective	trend	Score of effect	Permanence	Duration	Duration  Reversibility  Certainty  Certainty		Mitigating or enhancing Local Plan policies	Mitigation code(s)				
3 Land & Buildings		+/- DL. ALC G ject to the			_		SP4, SP8, SP9, H02, TR5  bincides with a coal MSA. Site would be an	3a – 3f efficient use of				
4 Climate change		+	P	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
resilience	Site is in	Site is in FZ1 and a small part of the site is at low risk of surface water flooding.										
5 Water resources							SP9, EN1, EN2, EN7, EN9  100m of a surface waterbody. Developme consumption.	5a – 5e nt at the site				
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h				
6 Biodiversity & geodiversity	New dev root zon could be The HRA	relopment es. The tre an opport	could rises are Tanity to g	k advers PO woo enhance ss has id	sely affed dland. H biodiver entified t	cting the owever, sity valu that likely	could be of some biodiversity value in its case trees, such as through direct loss or indimost of the site is vacant PDL, at which nece such as through the incorporation of GI easy significant effects on the South Pennine Mage.	rect impacts on w development lements.				
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b				

O. O	Baseline	Effect on S	SA Object	tive				Mitigation code(s)
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	
7 _andscape & cownscape	National for new condition developed visual ar	Parks or Adevelopment of the site ment of a homenity value	AONBs. ent at this e there o nigh qua ue and, b	The site s location could pot lity designated on the site of the s	is partia n to alter entially b n. Howe the risk	Ily PDL ver the local per opportunity of the local the l	scernible effect on any landscape designation with car parking. There is therefore somewhal townscape and landscape character. Deptunities for enhancing the local character that site currently contains several trees that are see could be lost as a result of new development of the court at this stage.	at limited scope ending on the rough new e likely of high
		-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
3 Cultural neritage	and 'Swathese se	an Hill and nsitive her	Barn Aditage as	djoining a sets. He	at North aton Est	End'. De ates Cor	Listed Buildings including 'The Black Swan evelopment at this site could potentially alternservation Area is 60m south-west of the sit historic area.	the setting of
			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality		ment targe					lopment at this location could make achievi pollution associated with the construction a	
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Frinzingl		y Statio	n. Site h	-	-	t services. The nearest railway station is 21 or pedestrians, but somewhat limited for cy	
11 Housing		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
Triodollig			-				Is satisfying Bradford's housing needs, deposite the Local Plan policies.	ending on the
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services	The site	is within 2	00m of t	he A650	, which h	nas a rar	nge of key services and amenities	
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	interaction		the dev	elopmer	nt being o	of a scale	community, encouraging participation and control e that may put pressure on local services are	-
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure		nts and pla		_			I ange of culture and leisure opportunities ind llong Keighley Road, and outdoor leisure sp	

SA Objective	Baseline	Effect on S	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location out. How	where thei vever, new	e are cu develop	irrently noment co	o reside uld pote	ntial recontially er	ild introduce new potential targets and victir eptors, and so an increase in crime at the si shance community cohesion and wellbeing, e local risk of crime.	te cannot be ruled
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	north-ea	st of a gents would have exercise of	eral hos ave suffi	pital, Bra	adford Rocess to g	oyal Infir reen spa	ical centre, Frizinghall Medical Centre. The mary.  ace, with Lister Park in the immediate vicinite both physical and mental health for the res	y, providing
17 Education		++ rest primai Dasis Acad					SP6, SP14, SP16, EC3, DS5, CO2 hool, is 250m north of the site. The nearest ite.	17a, 17b secondary
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
18 Employment	opportur	-	adford, ii	ncluding	the Can		I o a broad range of high quality and diverse Employment Zone which is 550m south-eas	
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	as by inc	creasing th sinesses. <i>P</i>	e demai n impro	nd for loo vement i	cal goods in the bu	s and se ilt envirc	Id have a minor beneficial impact on the loc rvices and enhancing the pool of potential enment could lead to an improved attractiver help tackle local deprivation.	mployees for

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/099 - Patent Street, Manningham	1.35	PDL, open field and parking lot	50% Mix	75 dwellings	Preferred Option: NW28/H

### Summary of assessment for NW/099:

No significant adverse effects predicted for the site. Minor adverse effects predicted for most natural environment themed SA Objectives, primarily as a result of the effects associated with development on open space and greenfield. The site is well located to provide residents with good access to shops, jobs, buses and cultural spaces, with particularly good access to schools and health facilities.

	Baseline	Effect on S	SA Object	ive					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
3 Land &		-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3b, 3e	
Buildings							ed development and grassland with urban of ected to be >0.4ha) loss of greenfield due to		
4 Climate change		+	Р	LT	IR	Н	SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, EN7	4a – 4e	
resilience							surface water flooding. However, developm urrent levels.	nent could lead to	
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e	
resources							100m of site. Development would result in ion to existing levels.	a minor net	
		+/-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h	
6 Biodiversity & geodiversity	connection biodivers  The site Bingley	vity due to sity value of falls within South Bog ely risks sl	the prob of the site a SSSI is appro	pable losse through Impact F eximately	s of gras develop Risk Zond 4.6km n	sland, ho oment of e. Trench orth wes	e site's biodiversity value and would reduce owever there is also the opportunity to incretthe car park area.  Meadows is approximately 3.9km north we tof the site, both of which are SSSIs. Further and consultation with Natural England under the site of the site.	ease the rest of the site and ner consideration	
7		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b	
Landscape & townscape	alter the		acter. Gi	ven the r	esidentia		loss of some greenfield and open space comment would be surrounded by existing bu	-	
8 Cultural heritage							SP2, SP10, EN3, EN4, EN5, EN6, DS3 ea. Approximately half of the site is open set on the setting of the Conservation Area.	8a, 8b pace greenfield.	

SA Objective	Baseline	Effect on SA Objective aseline						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
9 Air quality		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
							is expected to be a minor reduction in air of construction and occupation of new home	•
10		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
Fransport	Frizingha		Station.	The site	•	-	t services. The nearest railway station is 1 s for pedestrians, but somewhat limited for	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
1 Housing	on the ty meet the	pes and te minimum	enures o criteria	f the hous of policies	sing is pr s HO4 ar	ovided in nd HO5 (	ion towards satisfying Bradford's housing in line with the Local Plan policies. The dev (10 or more homes, or an area of more that houses to reflect local need.	elopment would
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services	Site wou	ld have ex	cellent a	iccess to	a divers	e range	of services and amenities along Lilycroft R	load adjacent to
13 Social		++	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	140
cohesion	-							13a
		ition and co	ommunit	y interact	tion, with	out the c	Existing community of high deprivation, end development being of a scale that could put f community and place.	couraging
		ition and co	ommunit	y interact	tion, with	out the c	development being of a scale that could pu	couraging
14 Culture & eisure	services Site has	tion and co and faciliti	es or co	y interact uld alter LT	tion, with the local IR	out the c sense o	development being of a scale that could put f community and place.  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2,	couraging ut pressure on loca
eisure	services Site has	and facilities  +  good acces	es or co	y interact uld alter LT	tion, with the local IR	out the c sense o	development being of a scale that could put f community and place.  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	couraging ut pressure on loca
	Site has houses a	tion and co and facilities + good acce and parks. +/- idential de s where cu	P Pess to cu P velopme	LT  LT  LT  Iture and  LT  nt at the nere are r	IR  IR  IR  IR  IR  site would	H ppportun  M d introdu	development being of a scale that could put f community and place.  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  ities in Manningham, including local places	couraging ut pressure on loc  14a  s of worship, publ  15a  ne at vacant

	Baseline	Effect on S	SA Object	ive				
SA Objective	trend	trend Score of effect  Certainty  Certainty  Certainty  Certainty  Certainty  Certainty  Certainty  Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
	south ea opportur and mer	st. The sit	e would putdoor extended to the second to the second to the resecond to the second to	orovide r ercise ar esidents o	esidents nd comm of these o	with exc nunity end developn	st being Westbourne Green Community He ellent access to a diverse range of semi-na gagement opportunities, which could impro nents. The site is within the target distance	tural habitats with ve both physical
17 Education	Site is 3		P of Lilycro	LT oft Prima	IR ry Schoo	L I and 80	SP6, SP14, SP16, EC3, DS5, CO2 0m south of St Bede's and St Joseph's Cat	17a, 17b holic College
18 Employment		+ uld provide nities neart					SP6, SP14, SP16, EC1, EC2, EC3, EC4 a broad range of high quality and diverse 6 hin 5km.	18a, 18b employment
19 Economy	increasir business	ng the dem ses. An imp	and for I proveme	ocal goo nt in the	ds and sebuilt envi	ervices a ironment	SP6, SP14, SP16, EC1, EC2, EC3, EC4 we a minor beneficial impact on the local ecand enhancing the pool of potential employer could lead to an improved attractiveness tockle local deprivation.	ees for local

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/104 - Chapel Lane, Allerton	0.3	Area of hardstanding with existing building and an area of vegetation	Brownfield	5 dwellings	Preferred Option: NW29/H

#### Summary of assessment of NW/104:

The site could deliver major positive effects for residents on both the health and education SA Objectives as a result of being within the target distances for all necessary health facilities and centres for primary and secondary education.

Minor positive effects were predicted for nearly all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and employment areas.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

The site is partially vegetated and contains various GI elements, and as such minor adverse effects have been predicted for a range of natural environment themed SA Objectives. The existing building on the site appears in good condition and helps to define the local townscape character, and there is a Grade II Listed Building just south east of the site.

	Baseline	Effect on	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		+/-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f
Buildings							ncides with a sandstone MSA. Site would n the MSA.	be an efficient use
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience		FZ1 and i					ng. However, development could lead to a	in increase in
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							100m of a surface waterbody. Developme onsumption.	nt at the site
6			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity & geodiversity	biodivers reduce to The HRA	sity value i ocal ecolo	n its curi gical con ig proces	rent condit nnectivity. ss has ide	tion. New	v develo at likely	ntains various GI elements. It is likely to be present here could reduce biodiversity values significant effects on the South Pennine Maye.	e at the site and
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b

SA Objective	Baseline	Effect on S	SA Object	tive									
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
7 Landscape & townscape	National helps to visual ar develop	Parks or A define the menity valu	AONBs. local too le and, balter the	The site is wnscape of ased on the local characters.	s PDL wi character the risk th racter in	th an ex r. The sit nat these relation	cernible effect on any landscape designation isting building that appears to be in good of the currently contains several trees that are ele could be lost as a result of new development to the existing site use, a minor adverse electric content of the existing site use.	ondition that likely of high nent, and that nev					
3 Cultural		0	Р	LT	R	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3SP2, SP10, EN3, EN4, EN5, EN6, DS3	None					
neritage	Develop area.	ment at the	e site wo	ould be un	likely to	have a c	discernible effect on any sensitive heritage	asset or historic					
O Ain		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c					
9 Air quality	homes v	Development would not have a discernible impact on an AQMA or CAZ. The construction and occupation of new homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements.											
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d					
10 Transport	at Frizing		ay Stati	on. Site h			t services. The nearest railway station is 3 for pedestrians, but somewhat limited for c						
11 Housing		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a					
			-				s satisfying Bradford's housing needs, depoint the Local Plan policies.	ending on the					
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a					
services	The site	is within 4	00m of l	key servic	es and a	menities	on Allerton Road.						
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a					
13 Social cohesion	interaction		the dev	elopment	being of	a scale	nmmunity, encouraging participation and co that may put pressure on local services ar	-					
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a					
leisure				-			nge of culture and leisure opportunities inc l, and outdoor leisure spaces such as Lady						

	Baseline	Effect on	SA Object	tive						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a		
15 Safe & secure	location out. How	where the ever, new	re are cu develop	urrently no oment cou	resident Id potent	tial recep	introduce new potential targets and victim tors, and so an increase in crime at the sit ance community cohesion and wellbeing, o ocal risk of crime.	e cannot be ruled		
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b		
16 Health	Residents would be within 550m of the nearest medical centre, Lower Grange Medical Centre. The site is 1.3km south-west of a general hospital, Bradford Royal Infirmary.  Residents would have excellent access to green space, being within Ladyhill Park, providing outdoor exercise									
	opportur	nities which	n could II	mprove bo		cal and r	nental health for the residents of the devel	•		
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
Education		-	-				mary School, is 500m west of the site. The east of the site.	nearest		
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
18 Employment	opportur	The site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford, including the Thornton Road Employment Zone which is 1.25km south-east of the site and the regional city centre slightly further afield to the south-east.								
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy	as by ind	creasing th sinesses. <i>I</i>	e demai An impro	nd for loca vement in	l goods the built	and serv environi	have a minor beneficial impact on the local ices and enhancing the pool of potential er ment could lead to an improved attractiven elp tackle local deprivation.	nployees for		

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/123 - Former Manningham Middle and Belle Vue Primary	0.87	PDL, former primary school	Brownfield	59 dwellings	Preferred Option: NW31/H

## Summary of assessment for NW/123:

Significant adverse effect predicted for the air quality SA Objective as a result of the site being within the CAZ. No other significant adverse effects predicted. Development of this site would be a good opportunity to deliver biodiversity net gains, improvements to the local character as well as enhancements to the setting of the Apsley Crescent Conservation Area. It is expected that new development at the site would deliver new investment to better preserve the two Grade II Listed Buildings within the site, which currently appear to have fallen into disrepair. The site is well located to provide residents with good access to shops, jobs, buses, and cultural spaces, with particularly good access to health facilities and schools.

	Baseline	Effect on	SA Objec	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3b, 3c
3 Land & Buildings	MSA wit		coincide	s. The A			se of land, depending on the potential impa of urban grade. There may be an opportunit	
4 Climate change		+	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience	Site is w	ithin FZ1.	There is	a very s	mall are	a of low	surface water flood risk within the site.	
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							I n 100m of site. Development would result in ation to existing levels.	a minor net
6 Biodiversity & geodiversity		+/-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h
		-			-		I relopment could be an opportunity to enhar nectivity of the local and wider ecological n	
	between	5-6km no	rth west	of the si	te. Furth	er consid	earest SSSIs (Trench Meadows and Bingle deration of the likely risks should be undertaken if necessary.	•
7 _andscape		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b
& cownscape							e development would be an opportunity to in eping with the existing built form of the loca	•

	Baseline	Effect on	SA Object	tive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
8 Cultural heritage		+/-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b				
	The build investment investment in the second in the build investment in the second in t	dings appe ent that co rithin Apsle	ear to ha uld enha ey Cresco pment m	ve fallen ince the ent Cons iay be ar	into disr condition servation n opportu	epair, the back Area. A unity to e	development could result in the conversion e residential development at this site would building and better preserve it for future gen although the site is currently occupied by a fundance the local character of the Conserval	bring new erations.				
			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
9 Air quality	air pollu	tion at the	site in re	lation to	existing	levels, d	I it difficult to achieve clean air targets due to use to the construction and occupation of nelution. Site is also 300m south of an AQMA	ew homes and the				
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
10 Transport	Station.	Site is within 150m of a bus stops with frequent services and is 950m north of Bradford Forster Square Railway Station. The site is very accessible for pedestrians and cyclists although there is a lack of designated cycle paths in the local area.										
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
11 Housing	on the ty meet the	pes and to minimum	enures o criteria	f the hou of policie	using is p es HO4 a	orovided and HO5	tion towards satisfying Bradford's housing r in line with the Local Plan policies. The dev (10 or more homes, or an area of more tha houses to reflect local need.	elopment would				
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a				
services						_	of services and amenities in highly access and Forster square retail park.	ible locations,				
		++	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
13 Social cohesion	Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.											
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
leisure			1	<del></del>		المراجعة المراجعة	and leisure areas in Manningham and Black Abbey.					
leisure	Site offe	rs resident	ts with g	ood acce	ess to cu	iturai and	d leisure areas in Manningham and Black A	.bbey.				

	Baseline	Effect on S	SA Object	ive						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
15 Safe & secure	locations	where cu	rrently th	nere are	none, bu	it it could	luce new potential victims or targets of crime d potentially enhance community cohesion a ombat the local risk of crime.			
4011 14		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b		
16 Health	provide i		nts with	good ac			in 2.5km of Bradford Royal Infirmary Hospit k and Lister Park providing outdoor exercise			
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
Education		50m east or ry school.	of Green	Lane Pr	imary Sc	hool and	l d within 1km of St Bede's and St Joseph Ca	tholic College, a		
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
Employment		•	d provide residents with excellent access to a broad range of high quality and diverse employment ties nearby in Bradford city centre.							
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy	increasir business	Construction and occupation of new homes could have a minor beneficial impact on the local economy, increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.								

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/125 - Allerton Mills	1.18	Factory buildings (incl. Melrose Textiles) and yard	Brownfield	186 dwellings	Preferred Option: NW32/H

### Summary of assessment for NW/125:

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects predicted for air quality and water resources SA Objectives, as predicted for most sites. Hardstanding within the site, outside the existing building, is at a medium risk of surface water flooding. Development at this site would be a good opportunity to deliver biodiversity net gain, improvements to the local character, and enhancements to the setting of nearby heritage assets. It is unknown at this stage how the Grade II Listed Building onsite would be incorporated into future development proposals. This Listed Building appears to have fallen into a state of disrepair, and so new development could attract new investment to the site that helps better preserve this heritage asset. The site is well located to provide residents with good access to jobs, shops, cultural spaces, buses, and health facilities, with particularly good access to schools.

SA Objective	Baseline	Effect on	SA Object	tive							
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3b, 3c			
3 Land & Buildings	MSA wit	dite is brownfield and would constitute an efficient use of land, depending on the potential impacts on the coal and which it coincides. The ALC of the site is of urban grade. There may be an opportunity to re-use materials from existing buildings.									
4 Climate change		-	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
resilience	Site is w	ithin FZ1.	n FZ1. Approximately 20% of the site is at low risk and 10% at medium risk of surface water flooding								
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e			
resources							100m of site. Development would result in ation to existing levels.	a minor net			
6 Biodiversity & geodiversity			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h			
	value of The site Meadow likely rist The HRA	s a brownfield plot of limited biodiversity value, development could be an opportunity to enhance the biodiversity lue of the site as well as its contribution to the connectivity of the local and wider ecological network. The site falls within a SSSI Impact Risk Zone. The South Pennine Moors SSSI is within 6km of the site. Trench eadows and Bingley South Bog (both SSSIs) are between 4.2-4.5km from the site. Further consideration of the ely risks should be undertaken at the site level and consultation with Natural England undertaken if necessary. The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.									
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b			

	Baseline	Effect on	SA Object	tive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
7 Landscape & townscape		Site would not affect an AONB or National Park. The development would provide an opportunity to improve the impact of the site on the local character and townscape.										
		+	Р	LT	IR	L	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b				
8 Cultural heritage	262-264 windows	(Allerton \	Warehou dential d	ise)). Th evelopm	e Listed ent at th	Building is site we	a of Grade II Listed Building (Two 4 Story B appears to have fallen into disrepair (e.g. bo build bring new investment that could enhand ons.	oarded up				
9 Air quality		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
19							is expected to be a minor reduction in air que construction and occupation of new home	-				
10		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
Transport	Railway		he site is	very ac	-		ces. Site is 4.5km north west of Bradford Forestrians and cyclists although there is a lack	•				
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
11 Housing	on the ty meet the	pes and teem minimum	enures o	f the hou of policie	ising is p es HO4 a	orovided and HO5	tion towards satisfying Bradford's housing n in line with the Local Plan policies. The deve (10 or more homes, or an area of more than houses to reflect local need.	elopment would				
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a				
services	Site wou situated		cellent a	access to	a divers	se range	of services and amenities along Allerton Ro	oad which it is				
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
13 Social cohesion	interacti	Development would situate new residents within an existing community, encouraging participation and community interaction, without the development being of a scale that could put pressure on local services and facilities or could alter the local sense of community and place.										
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
leisure	northwe	st of Ladyh	nill Park,	and 300	m south	of the o	to culture and leisure spaces and activities. cen space associated with the Chellow Dear					

SA Objective	Baseline	Effect on S	SA Object	tive						
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a		
15 Safe & secure	locations	s where cu	rrently th	nere are	none, bu	it it could	luce new potential victims or targets of crime I potentially enhance community cohesion a ombat the local risk of crime.			
40.11		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b		
16 Health	would pr		residen	ts with g	ood acce		tice and is proximately 1.5km Bradford Roya eel Park and Lister Park providing outdoor ex	-		
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
Education					-	-	ol Allerton Primary School and approximately ary and secondary education.	y 700m northwest		
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
18 Employment	opportur	Site would provide residents with excellent access to a broad range of high quality and diverse employment opportunities being 1.5km northwest of Thornton Road Employment Zone and approximately 4km from Bradford City Centre.								
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy	increasir business	ng the dem ses. An imp	and for loroveme	local god nt in the	ods and s built env	services ⁄ironmer	ave a minor beneficial impact on the local ec and enhancing the pool of potential employent at could lead to an improved attractiveness to ackle local deprivation.	ees for local		

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/126 - Site of Anvil Court, Church Street, Manningham	0.51	Cleared derelict site that was formerly occupied by flats	Brownfield	35 dwellings	Preferred Option: NW33/H

## Summary of assessment for NW/126:

No significant adverse effects predicted for the site. Minor adverse effects predicted for air quality and water resources SA Objectives, as predicted for most sites. Development at the site would be a good opportunity to deliver biodiversity net gains, improvements to the local character and enhancements to the setting of nearby heritage assets. The site is well located to provide residents with good access to shops, jobs, buses, and cultural spaces, with particularly good access to schools and health facilities.

0.01: "	Baseline	Effect on	SA Object	tive							
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3b, 3c			
3 Land & Buildings	and san		As with	which it	coincides		se of land, depending on the potential impac LC of the site is of urban grade. There may				
4 Climate change		+	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
resilience		Site is within FZ1. A small area within the site is at a low risk of surface water flooding. It is expected that this would be avoided through a careful layout of development.									
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e			
resources							1 100m of site. Development would result in tion to existing levels.	a minor net			
6		+	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h			
Biodiversity & geodiversity	value, de		t could b	oe an op	portunity	to enha	ersity designation. As a brownfield plot of lir nce the biodiversity value of the site as well network.				
7 Landscape		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b			
& townscape		l velopment would provide an opportunity to i aracter and townscape.	mprove the								
		+	Р	LT	IR	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b			

	Baseline	Effect on	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
8 Cultural heritage							20m north-west of the site. The St Paul's C vacant PDL plot would be an opportunity to	
9 Air quality		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
							e is expected to be a minor reduction in air of e construction and occupation of new home	
10		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
Transport	Railway		he site is	very ac			I vices and 1.8km north west of Bradford Fors estrians and cyclists although there is a lack	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	on the ty meet the	pes and to minimum	enures o criteria	f the hou of policie	using is p es HO4 a	orovided and HO5	ition towards satisfying Bradford's housing in line with the Local Plan policies. The dev (10 or more homes, or an area of more that houses to reflect local need.	elopment would
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services		uld have ex g those arc				_	I of services and amenities in highly access ham.	ible locations,
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	participa services	ation and control and facilite and facilite others and facilite others.	ommunit ies or co	ty interac ould alter	ction, wit	hout the	existing community of high deprivation, end development being of a scale that could pure of community and place. Site is within 100m here as a result exposure to air pollution and	t pressure on local of A6177, which
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure		rs resident I Black Abl	•			ltural an	d leisure areas, including those in Manningl	nam to the north
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a
15 Safe & secure	locations	s where cu	irrently th	nere are	none, bu	ut it could	I duce new potential victims or targets of crime potentially enhance community cohesion combat the local risk of crime.	

	Baseline	Effect on	SA Object	tive						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b		
16 Health	Hospital		d provid	e new re	sidents v	with good	y Health Centre and within 1.5km of Bradford access to Peel Park and Lister Park provid			
17 Education	Site is 6 College.		P of Atlas	commun	IR nity Prim	L ary Scho	SP6, SP14, SP16, EC3, DS5, CO2 pol and within 2km of St Bede's and St Jose	17a, 17b ph Catholic		
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
Employment		-					o a broad range of high quality and diverse eess Development Zones and Employment Z			
19 Economy	increasir	+ P LT IR H SP6, SP14, SP16, EC1, EC2, EC3, EC4 19a, 19b  struction and occupation of new homes could have a minor beneficial impact on the local economy, easing the demand for local goods and services and enhancing the pool of potential employees for local								
							nt could lead to an improved attractiveness that ackle local deprivation.	o the area, which		

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/128 - Emmfield Drive	0.23	Appears to be residential gardens.	Greenfield	8 dwellings (based on 35dph)	Discounted

### Summary of assessment for NW/128:

The site could deliver major positive effects for residents on the health and education SA Objectives as a result of being within the target distances for all necessary health facilities and centres for primary and secondary education.

Minor positive effects were predicted for nearly all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and employment areas.

No major adverse effects have been predicted for the site, but minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site with a high percentage of tree cover and with TPO trees adjacent. The northern and eastern perimeters of the site are adjacent to Heaton Estates Conservation Area and the site is in very close proximity to a Grade II Listed Building, the settings of which could potentially be impacted upon by a new development.

	Baseline	Effect on	SA Object	tive							
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
3 Land &		-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a – 3e			
Buildings	Site is g	reenfield.	ALC Gra	de at the	site is 'l	Jrban'. S	Site coincides with a sandstone MSA.	1			
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
resilience		FZ1 and i					ling. However, development could lead to a	in increase in			
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e			
resources							100m of a surface waterbody. Developme consumption.	nt at the site			
6		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f			
Biodiversity & geodiversity	its curre	Site is greenfield containing various GI elements including trees and it is likely to be of some biodiversity value in its current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity. TPO trees adjoin the site's northern perimeter, which could potentially be adversely affected by development at the site, such as through impacts on root zones.									
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b			
7 Landscape & townscape	National that con adverse form, wh	Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. However, residential development at this site could result in the loss of open greenfield that contains GI elements of potentially high visual amenity, including trees, and it would therefore be likely to adversely alter the local townscape and landscape character. The site is adjacent to existing residential built form, which would help to limit the magnitude for potential effects, but at this stage a minor adverse effect on the local landscape and townscape cannot be ruled out.									

	Baseline	Effect on	SA Object	tive					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
		-	Р	LT	R	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b	
3 Cultural neritage	north of which ap	the site is	the Grad	de II Liste igh perce	ed Buildi entage of	ng 'Chur f tree co	I adjacent to the Heaton Estates Conservati ch of St Barnabas'. New development at the ver, could potentially lead to minor adverse	nis greenfield site,	
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c	
9 Air quality	homes v		xpected	to result	in a min	or increa	n an AQMA or CAZ. The construction and ase in air pollution in relation to existing lev	•	
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d	
10 Transport	at Frinzii topograp	nghall Rail	way Sta on a sli	tion. Site	appears	s to be a	nt services. The nearest railway station is ccessible via walking and cycling, although esignated cycle paths in the local area, cou	the local	
11 Housing		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a	
11 Housing							। ds satisfying Bradford's housing needs, dep with the Local Plan policies.	pending on the	
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a	
services	The nea	rest area o	of key se	rvices ar	l nd amen	l ities app	ears to be located 150m south of the site of	on Emm Lane.	
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a	
13 Social cohesion	interaction		t the dev	elopmer	nt being o	of a scale	community, encouraging participation and ce that may put pressure on local services a	•	
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a	
eisure				•			ange of culture and leisure opportunities in and around Heaton and along Keighley R	• .	
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a	
15 Safe & secure	location new dev	where the	re are cu could po	urrently nate	one, and enhance	d so an i	I uld introduce new potential targets and victi ncrease in crime at the site cannot be ruled nity cohesion and wellbeing, or increase na	d out. However,	

	Baseline	Effect on S	SA Object	tive						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b		
16 Health	surgeries Residen exercise	Residents would be within 750m of both Frizinghall Medical Centre and Leylands Medical Centre, the nearest GP surgeries. The site is 1.4km north of a general hospital, Bradford Royal Infirmary.  Residents would have good access to green space, with Lister Park in the immediate vicinity, providing outdoor exercise opportunities, which could improve both physical and mental health for the residents of the development.								
17 Education		-	-		-		SP6, SP14, SP16, EC3, DS5, CO2 field School, is 115m north of the site. The is 300m south-west of the site.	17a, 17b nearest secondary		
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
18 Employment	The site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford, including the Canal Road Employment Zone which is 1.23km east of the site and the regional city centre slightly further afield to the south-east.									
19 Economy	as by inc						SP6, SP14, SP16, EC1, EC2, EC3, EC4  Id have a minor beneficial impact on the loc rvices and enhancing the pool of potential e	•		

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/129 - Lister Mill and Surrounds / Velvet Mill	1.9	PDL including existing buildings	Brownfield	50 dwellings	Preferred Option: NW34/H

### Summary of assessment for NW/129:

The site could deliver major positive effects for residents on both the health and education SA Objectives as a result of being within the target distances for all necessary health facilities and centres for primary and secondary education.

The site comprises part of the Grade II\* Listed Building 'Manningham Mills'. Sensitive redevelopment is required. Although development could give rise to negative impacts, redevelopment would also provide an opportunity to preserve some or all of the aspects of this heritage asset and also improve the setting of the mill.

Minor positive effects were predicted nearly all remaining socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and employment areas.

As a PDL site containing buildings that appear to have fallen into disrepair, there are opportunities here for achieving biodiversity net gain and improving the local townscape character. The site falls within the North Park Road Conservation Area and the site comprises a Grade II\* Listed Building, so a new development here could enhance the setting of these heritage assets, depending on how it is designed and implemented.

SA Objective	Baseline	Effect on	SA Object	tive					
	trend	Score of effect	Permanenc e	Duration	Reversibilit y	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a – 3f	
3 Land & Buildings	construc	is PDL. Site contains existing buildings which may present opportunities for reusing structures or struction materials. ALC Grade at the site is 'Urban'. Site coincides with a sandstone MSA. Site would stitute an efficient use of the land resource, subject to the potential effects on the MSA.							
4 Climate		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e	
resilience		FZ1 and i able surfa					ling. However, development could lead to a	an increase in	
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e	
resources							1 100m of a surface waterbody. Developme consumption.	ent at the site	
6 Biodiversity & geodiversity		+/-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f	

SA Objective	Baseline	Effect on S	SA Object	ive				
3. 1. 2.3,22.11.2	trend	Score of effect	Permanenc e	Duration	Reversibilit y	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
7 Landscape & townscape	The site Bingley of the lik necessar	relopment the introduction falls within South Bog ely risks slary.  + is PDL an eair. It is contion has a sof high visit the introduction is sof high visit to the introduction in the int	here wo liction of a SSSI is approhould be	uld provi GI eleme Impact I eximately underta  LT  Is existir d to be life sitive infenity vali	de a goodents.  Risk Zon 4.7km r ken at th  IR  IR  Ig buildir kely that luence o ue or by	e. Trence of the site less that a new development of the local ensuring	that it is of limited biodiversity value in its tunity to deliver biodiversity net gain at the set of the site, both of which are SSSIs. Furtherel and consultation with Natural England un SP2, EN1, EN3, EN5, EN6, DS2, DS3  Appear to be potentially derelict and to have relopment at the site would be an opportunities at townscape character, such as by incorporation that the new development is of a high qual ewhat dependent on the design and implement to the site would be sign and implement to the design and t	at of the site and the consideration and attacken if  7a  fallen into a state by to ensure that the rating GI ity design (as
8 Cultural heritage	The site Although preserve The site state of	comprises developing some or a falls within disrepair. I	P s part of the part of the part to the North tis cons	LT the Grad ld give ri aspects th Park I idered to	R e II* List se to ne of this h Road Co	M ed Buildigative imeritage anservation	SP2, SP10, EN3, EN4, EN5, EN6, DS3  ing 'Manningham Mills'. Sensitive redevelop pacts, redevelopment would also provide at asset and also improve the setting of the million Area. The site appears to be disused and we development here would bring new investarby heritage assets and the local character	8a, 8b ment is required. n opportunity to I. d to be entering a tment and high-
9 Air quality	homes v		xpected	to result	in a min	or increa	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  n an AQMA or CAZ. The construction and ouse in air pollution in relation to existing level	-
10 Transport	Frinzingl		y Station	n. Site ha	•	-	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  nt services. The nearest railway station is 1. or pedestrians, but somewhat limited for cycles.	
11 Housing	types an minimun	nd tenures n criteria o	of the ho f policies	ousing is HO4 an	provided d HO5 (	d in line v 10 or mo	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10  wards satisfying Bradford's housing needs, with the Local Plan policies. The developme ore homes, or an area of more than 0.5ha), to reflect local need.	nt would meet the
		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a

SA Objective	Baseline	Effect on	SA Objec	tive					
on Objective	trend	Score of effect	Permanenc e	Duration	Reversibilit y	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
12 Accessible services	Key serv	vices and a	amenitie	s are loc	ated with	nin 600m	of the site along Oak Lane in both direction	ns.	
		++	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a	
13 Social cohesion	without o	disrupting	cohesive	eness of eing of a	existing scale th	commun	in an existing community in an area of high ity, encouraging participation and communiout pressure on local services and facilities of	ty interaction,	
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a	
leisure	restaura		aces of v	_			ange of culture and leisure opportunities inco		
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a	
15 Safe & secure	location out. How	where the vever, new	re are cu develop	urrently roment co	no reside ould pote	ntial recentially er	old introduce new potential targets and victing eptors, and so an increase in crime at the singular community cohesion and wellbeing, a local risk of crime.	te cannot be ruled	
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b	
16 Health		ts would b hospital, E				rest med	ical centre, The Lister Surgery. The site is 1	.2km east of a	
		exercise o			-		ace, with Lister Park in the immediate vicinit both physical and mental health for the res		
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b	
Education		rest prima s 1.1km no				ry Schoo	I, is 250m south of the site. Oasis Academy	Secondary	
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b	
18 Employment	opportur	-	adford, i	ncluding	the Can		I o a broad range of high quality and diverse Employment Zone which is 1km south of the	•	
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b	
19 Economy	as by inc	creasing the	ne demai An impro	nd for loo	cal goods in the bu	s and se iilt envirc	Id have a minor beneficial impact on the locarvices and enhancing the pool of potential enment could lead to an improved attractiver help tackle local deprivation.	mployees for	

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/130 - 29 Springfield Place	0.07	PDL including existing building and car parking	Brownfield	5 dwellings	Preferred Option: NW35/H

# Summary of assessment for NW/130:

The site could deliver major positive effects for residents on the health, transport and education SA Objectives as a result of being within the target distances for all necessary health facilities, bus stops and a rail link, and centres for primary and secondary education.

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being situated entirely within the CAZ. Development here could potentially make achieving air quality improvement targets within the CAZ more difficult.

Minor positive effects were predicted for most other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to local services and amenities and employment areas.

As a PDL site containing buildings, new development here would provide an opportunity to achieve biodiversity net gains and improve the local townscape character, depending on the design and implementation of the development.

The only other adverse effect predicted for the site is minor and related to an increase in water consumption, which has been predicted at nearly all sites.

04.01. 1.	Baseline	Effect on	SA Object	ive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a – 3f
3 Land & Buildings	construc	tion mater	ials. ALC	Grade a	at the site	is 'Urba	by present opportunities for reusing structure an'. Site coincides with sandstone and coar, subject to the potential effects on the MS	l MSAs. Site
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, EN7	4a – 4e
resilience		FZ1 and iteable surfa					ing. However, development could lead to	an increase in
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							100m of a surface waterbody. Developme consumption.	nt at the site
6		+	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity			•	•			y that it is of limited biodiversity value in its	
& geodiversity		e a good o			•		any discernible effects on a biodiversity de et gains at the site such as through the intr	•
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a

0.1.01: 1:	Baseline	Effect on	SA Object	ive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
7 _andscape } ownscape	limited s develope local tow the new	cope for n ment at the inscape ch	ew devel e site wo naracter, ent is of a	opment uld be ar such as a high qu	to advers n opportu by incorp uality des	ely alter nity to er porating ( ign (as re	ppear to be in commercial use. There may the local character. It is considered to be asure that this location has a more positive GI elements of high visual amenity value contents by various Local Plan policies). The lopment.	likely that new e influence on the or by ensuring that				
3 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None				
neritage	Develop	ment at th	e site wo	uld be u	nlikely to	have a c	discernible effect on any heritage asset or	historic area.				
			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
Air quality		ment targe					opment at this location could make achiev pollution associated with the construction					
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
0 Transport	Bradford		quare Ra	ailway St	ation. Sit	-	t services. The nearest railway station is tood access for pedestrians, but somewhat					
1 Housing		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
Č	Site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies.											
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a				
services		is within 6 d along Ma			•	ervices a	and facilities, such as those in Forster Squ	are Shopping				
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
13 Social cohesion	without of without to local ser	disrupting the develo	cohesive pment be imunity a	ness of e eing of a nd place	existing c scale tha . Howeve	ommunit It may pu er, site is	n an existing community in an area of high ty, encouraging participation and community pressure on local services and facilities within 60m of a railway line which would bise and visual disturbances.	ity interaction, or could alter the				
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
eisure							would have excellent access to a diverse loss of worship and outdoor leisure facilitie					
		+/-	Р	LT	IR	l M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				

	Baseline	Effect on	SA Object	ive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
15 Safe & secure	location out. How	where the ever, new	re are cu develop	rrently no	o residen uld poten	itial recep itially enh	d introduce new potential targets and victime of the street and so an increase in crime at the site of the street and so an increase in crime at the site of the street and sellbeing, local risk of crime.	te cannot be ruled
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	north of	a general ts would h exercise o	hospital, ave suffi	St Luke's	s Hospita ess to gr	al. een spac	cal centre, Clarendon Medical Centre. The ce, the nearest being Peel Park 1km north- both physical and mental health for the resi	east, providing
17 Education		++ rest prima am Colleg	-			-	SP6, SP14, SP16, EC3, DS5, CO2 600m west of the site. The nearest seconds	17a, 17b ary school,
18		+/-	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4 s to a broad range of high quality and diver	18a, 18b
Employment	opportunities in the centre of Bradford, including the Canal Road Employment Zone which is 350m east of the site. It is uncertain the extent to which residential development would reduce employment opportunities at this location.							
19 Economy	as by ind	creasing th sinesses. <i>I</i>	ie demar An impro	nd for loc vement i	al goods n the buil	and serviten	SP6, SP14, SP16, EC1, EC2, EC3, EC4 I have a minor beneficial impact on the locatices and enhancing the pool of potential element could lead to an improved attractive nelp tackle local deprivation.	mployees for

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/131 - Heaton Mount	4.84	Site is a mix of PDL and greenfield, containing areas of existing buildings, car parking, roads/pavements, woodland and open space.	Mix	195 dwellings	Preferred Option: NW36/H

### Summary of assessment for NW/131:

The site could deliver major positive effects for residents on the health, transport and education SA Objectives as a result of being within the target distances for all necessary health facilities, bus stops and a rail link, and centres for primary and secondary education.

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being situated entirely within the CAZ. Development here could potentially make achieving air quality improvement targets within the CAZ more difficult. A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor positive effects were predicted for nearly all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to local services and amenities and employment areas.

Minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a majority greenfield site containing TPO woodland, some of it deciduous woodland priority habitat. The site is entirely within the Heaton Estate Conservation Area and there are three Grade II Listed Buildings within the site, and it is possible that development here could adversely alter the setting of these assets and the local character of the Conservation Area.

CA Objective	Baseline	Effect on S	SA Object	tive				Mitigation code(s)
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	
3 Land &			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a – 3f
Buildings			•		•	_	is within the site may present opportunities ne site is 'Urban'. Site coincides with a sand	•
4 Climate		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
change resilience	size of th	ne site in re	elation to	the are	as, it is e	expected	t a low and medium risk of surface water flo that it would be avoided through a careful l an increase in impermeable surfaces, comp	ayout of
5 Water		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							oximately 70m north of a large waterbody in minor increase in water consumption.	n Lister Park.
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f

	Baseline	Effect on S	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
6 Biodiversity & geodiversity	value in ecological woodlan loss of transite Bingley Sconsider undertak	its current al connect d priority h ees or imp falls withir South Bog ation of th een if nece	conditio ivity. All pabitat. No pacts on a a SSSI is appro e likely r ssary. g proces	n. New of woodlan lew deve root zon Impact I oximately isks shoots ss has id	developmed within elopmentes. Risk Zonder 4.2km to uld be ur	nent here the site i t here co ne. Trenc to the no indertaken	nents including trees and it is likely to be of second reduce biodiversity value at the site is TPO, and some of it is recognised as being uld adversely affect the woodland, such as the Meadows is approximately 3.2km north worth west of the site, both of which are SSSIs in at the site level and consultation with Natural value is significant effects on the South Pennine Mage.	and reduce local g deciduous through direct est of the site and . Further iral England
7 Landscape & townscape	National to alter the of open so New dev	Parks or Anne local to space, tree relopment	AONBs. wnscape es, and v here cou	Site inclue charact woodland	udes are er may b d (which stially ad	as of exice some visited to the some visite in the source of the source	SP2, EN1, EN3, EN5, EN6, DS2, DS3 scernible effect on any landscape designation sting built form, and so the scope for new down that limited. However, the site is large and protected), which appear to be of high visual alter the local townscape and landscape chastle to limit the potential magnitude of effects	evelopment here has several areas amenity value. racter. The
8 Cultural heritage	including and 'Hea would be includes	f 'Stable-Caton Moun incorpora areas of g	oach Ho t Manag ated into preen op	ouse to Nement To develop en space	lorth-We raining C ment he with a h	est of Hea Centre, U re. It is co nigh perc	SP2, SP10, EN3, EN4, EN5, EN6, DS3  There are three Grade II Listed Buildings wi aton Mount', 'Former Yorkshire United Indepniversity of Bradford'. It is unclear how these considered to be possible that development attentage of tree cover, could adversely alter the conservation Area.	pendent College', e heritage assets at this site, which
9 Air quality		ment targe					SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  Iopment at this location could make achieving pollution associated with the construction as	
10 Transport	Frizingha		Station.	-	-	-	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  nt services. The nearest railway station is 79 redestrians, but somewhat limited for cyclical contents.	
11 Housing	types an minimum	d tenures n criteria o	of the ho f policies	ousing is HO4 ar	provided nd HO5 (	d in line v 10 or mo	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10  wards satisfying Bradford's housing needs, with the Local Plan policies. The development ore homes, or an area of more than 0.5ha), to reflect local need.	nt would meet the

	Baseline	Effect on	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
services	The site	is adjacer	t to the	4650, wh	nich has	a range	of key services and amenities	
		+/-	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
3 Social cohesion	interaction could alt	on, without er the loca impact on	t the dev al sense	elopmer of comm	nt being on and and	of a scale d place.	ommunity, encouraging participation and content that may put pressure on local services are However, the site is adjacent to the A650, was a result of exposure to air pollution and	nd facilities or which would be
4 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
eisure		nts and pla		_			ange of culture and leisure opportunities ind long Keighley Road, and outdoor leisure sp	
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location out. How	where the vever, new	re are cu	irrently noment co	o reside ould pote	ntial rece ntially er	ald introduce new potential targets and victire eptors, and so an increase in crime at the sinhance community cohesion and wellbeing, to local risk of crime.	te cannot be rule
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	north-ea	st of a ger ts would h	neral hos ave goo	pital, Bra d access	adford Ro	oyal Infir n space,	ical centre, Frizinghall Medical Centre. The mary.  being adjacent to Lister Park, providing out dimental health for the residents of the deve	door exercise
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
Education		rest prima ary School	-		-		field School, is 600m west of the site. Oasis	Academy
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
18 Employment	opportur	-	adford, iı	ncluding	the Can	al Road	I o a broad range of high quality and diverse Employment Zone which is 900m south-eas outh-east.	
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	as by inc						I ld have a minor beneficial impact on the loc rvices and enhancing the pool of potential e	-

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/015 – Acacia Drive, Sandy Lane	3.72	Greenfield land/ Green Belt	Greenfield 100%	100 dwellings	Preferred Option: NW7/H

Summary of assessment for NW/015:
Significant adverse effects predicted due to the loss of greenfield land.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects predicted for air quality, water resources, biodiversity, landscape, transport and accessible services. The site is well located to provide residents with good access to jobs, and health and educational facilities.

		Effect on S	SA Obje	ctive										
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)						
3 Land &			Р	LT	IR	L	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e						
Buildings		Site is Greenfield and would consist of the loss of >0.4ha of greenfield land. Site coincides with a coal MSA. ALC Grade at the site is 4.												
4 Climata		+	Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e						
4 Climate change							t low risk and medium risk of surface water f							
resilience							ful layout of development. The site's climate nt, although this is somewhat dependent on in							
		e is likely t						пристистации						
E Motor		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e						
5 Water resources							erbody within 100m of the site. Development	at the site would						
100001000	be likely	to result ir	a mino			er cons		T a ar						
6	Cito io au	 roonfield o	P	LT	IR In Chalan	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9 nd is likely to be of some biodiversity value in	6a – 6f						
6 Biodiversity &	condition	n. New dev vity.	elopme	ent here	could red	luce bic	diversity value at the site and reduce local ed	cological						
geodiversity		ered and t					ely significant effects on the South Pennine M	100IS SPA/SAC						
	are angg	-	Р	LT	IR	L	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b						
7 Landscape & townscape	National that cont adversel form, wh	Parks or A tains GI eld by alter the	AONBs. ements local to help to	Howeve of poten wnscape limit the	er, reside tially high e and lan magnitud	ntial de n visual dscape de for p	discernible effect on any landscape designation velopment at this site could result in the loss amenity, including trees, and it would therefor character. The site is adjacent to existing resolvential effects, but at this stage a minor advent.	of open greenfield ore be likely to sidential built						
8 Cultural		Ö	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None						
heritage	Develop	ment at the					a discernible impact on any heritage asset or							
		-	P	LT	IR	H	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c						
9 Air quality	homes v		kpected	to resul	t in a min	or incre	on an AQMA or CAZ. The construction and c ease in air pollution in relation to existing leve							
		ı	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d						
10 Transport	Bingley I	Railway St	ation, tl	his is out	side of th	ne desir	ent services. The nearest railway station is 3 ed range. The site has good access for pede of cycle paths.	.6km north at strians, but						
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a						
11 Housing	types an minimum	d tenures n criteria of	of the h	ousing is s HO4 a	s provide and HO5 (	d in line (10 or n	owards satisfying Bradford's housing needs, with the Local Plan policies. The development or homes, or an area of more than 0.5ha), as to reflect local need.	ent would meet the						
		-	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a						

		Effect on S	SA Obje	ctive									
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
12 Accessible services	east of the	ne site. To outh east to	access	a wider	range of	shops,	at access to services, the nearest supermarked residents would have to travel 1.5km north to trom a Primary School being 450m south each	o Cottingley or					
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a					
13 Social cohesion	without o	disrupting o	cohesiv oment b	eness of peing of a	existing a scale th	commu	thin an existing community in an area of high inity, encouraging participation and communi put pressure on local services and facilities of	ty interaction,					
4.4.0		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a					
14 Culture & leisure	restaura	Residents at the site would have good access to a range of culture and leisure opportunities including pubs, restaurants, churches and outdoor leisure spaces. These include Greenwood Park 300m south of the site and Chellow Dene Woods 600m south east.											
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a					
15 Safe & secure	location new dev	where the	re are c could p	urrently otentially	none, and enhance	d so an comm		out. However,					
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b					
16 Health	site is wi Residen	thin 2.3km	of a hote	ospital, L d have g	ynfield M ood acce	ount Hoss to a	diverse range of outdoor green spaces with	Ü					
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b					
Education							School, is 450m south east of the site. The neast of the site, which is outside of the desired	I range.					
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b					
Employment							broad range of high quality and diverse empemployment zone.	loyment					
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b					
19 Economy	as by inc	creasing th sinesses. <i>P</i>	e dema An impr	and for lo	cal goods in the bu	s and selilt envir	uld have a minor beneficial impact on the loc ervices and enhancing the pool of potential e conment could lead to an improved attractiver o help tackle local deprivation.	mployees for					

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/018 – High Ash Farm,	0.50	Greenfield land/	0 (1) (1000)	00 1 111	Preferred Option:
Allerton, Allerton	2.58	Green Belt	Greenfield 100%	68 dwellings	NW8/H

### Summary of assessment for NW/018:

Significant adverse effects predicted due to the loss of greenfield land.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects predicted for air quality, biodiversity, landscape, transport and distance to educational facilities. The site

Minor adverse effects predicted for air quality, biodiversity, landscape, transport and distance to educational facilities. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and health facilities.

Certain Duratio			Effect on S	SA Obje	ctive				
Site is Greenfield and would consist of the loss of >0.4ha of greenfield land. Site coincides with a sandstone MsA. ALC Grade at the site is 4.  4 Climate change resilience  The site is within F21 and is at low risk of surface water flooding. The site's climate resilience could be improved with the inclusion of GI in development, although this is somewhat dependent on implementation and there is likely to be a net loss in GI regardless.  5 Water resources  5 Water resources  6 Site does not coincide with a GSPZ, there is no waterbody within 100m of the site. Development at the site we be likely to result in a minor increase in water consumption.  6 Biodiversity  8 Site is greenfield containing various GI elements and is likely to be of some biodiversity value in its current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity.  7 The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.  7 Landscape Race and the site out of the site	SA Objective			Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
Site is Greenfield and would consist of the loss of >U.4ha of greenfield and. Site coincides with a sandstone MSA, ALC Grade at the site is 4.  4 Climate change resilience with the inclusion of GI in development, although this is somewhat dependent on implementation and there is likely to be a net loss in GI regardless.  5 Water resources  5 Water resources  5 Water resources  6 Biodiversity & P LT IR M SP9, EN1, EN2, EN7, EN9 Sa – 5e  Site does not coincide with a GSP2, there is no waterbody within 100m of the site. Development at the site would be likely to result in a minor increase in water consumption.  6 P LT IR L SP10, SP11, EN1, EN2, EN7, EN9 6a – 6f  Site is greenfield containing various GI elements and Is likely to be of some biodiversity value in its current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity.  The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.  P LT IR L SP2, EN1, EN3, EN5, EN6, DS2, DS3 7a, 7b  Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. However, residential development at this site could result in the loss of open green that contains GI elements of potentially high visual amenity, including trees, and it would therefore be likely to adversely alter the local townscape cannot be ruled out.  8 Cultural heritage  9 Air quality  10 Transport  Transport  10 Transport  11 Housing  11 Housing  12 Accessible  12 Accessible  12 Accessible  12 Accessible  12 Accessible  13 Fig. PS LT R R H SP2, SP3, SP3, SP3, SP3, SP3, SP3, SP3, SP3	2 Land 9			Р	LT	IR	L	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
4 Climate change resilience with in FZ1 and is at low risk of surface water flooding. The site's climate resilience could be improved with the inclusion of GI in development, although this is somewhat dependent on implementation and there is likely to be a net loss in GI regardless.  5 Water resources  5 Water resources  5 Water resources  5 Water resources  6 Site does not coincide with a GSPZ, there is no waterbody within 100m of the site. Development at the site would be likely to result in a minor increase in water consumption.  6 Site is greenfield containing various GI elements and is likely to be of some biodiversity value in its current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity.  7 The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.  7 Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. However, residential development at this site could result in the loss of open greent that contains GI elements of potentially high visual amenity, including trees, and it would therefore be likely to adversely alter the local townscape and landscape character. The site is adjacent to existing residential built form, which would help to limit the magnitude for potential effects, but at this stage a minor adverse effect on the local landscape and townscape cannot be ruled out.  8 Cultural heritage  9 Air quality  10 Transport  10 Transport  11 Housing  12						st of the I	oss of :	>0.4ha of greenfield land. Site coincides with	a sandstone
with the inclusion of GI in development, although this is somewhat dependent on implementation and there is likely to be a net loss in GI regardless.  5 Water resources  5 Water resources  5 Water resources  6 Site does not coincide with a GSPZ, there is no waterbody within 100m of the site. Development at the site we be likely to result in a minor increase in water consumption.  6 Site is greenfield containing various GI elements and is likely to be of some biodiversity value in its current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity.  7 The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.  7 Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBS. However, residential development at this site could result in the loss of open green that contains GI elements of potentially high visual amenity, including trees, and it would therefore be likely to adversely alter the local townscape and landscape character. The site is adjacent to existing residential built form, which would help to limit the magnitude for potential effects, but at this stage a minor adverse effect on to local landscape and townscape cannot be ruled out.  8 Cultural heritage  9 Air quality  Development at the site would be unlikely to have a discernible impact on any heritage asset or historic area.  10 In								EN7	
Site does not coincide with a GSPZ, there is no waterbody within 100m of the site. Development at the site would be likely to result in a minor increase in water consumption.		with the	inclusion of	of GI in	developr	ment, alth		nis is somewhat dependent on implementation	
site does not coincide with a GSPZ, there is no waterbody within 10um of the site. Development at the site we be likely to result in a minor increase in water consumption.    P	5 Water		+	•					
Site is greenfield containing various GI elements and is likely to be of some biodiversity value in its current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity.  The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.  P LT IR L SP2_EN1_EN3_EN5_EN6_DS2_DS3 7a, 7b  Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. However, residential development at this site could result in the loss of open greenf that contains GI elements of potentially high visual amenity, including trees, and it would therefore be likely to adversely alter the local townscape and landscape character. The site is adjacent to existing residential built form, which would help to limit the magnitude for potential effects, but at this stage a minor adverse effect on to local landscape and townscape cannot be ruled out.  8 Cultural heritage  Development at the site would be unlikely to have a discernible impact on any heritage asset or historic area.  P LT IR H SP2_SP10_EN3_EN4_EN5_EN6_EN8_EN9_DS4_HO9_9a_9c  Development would not have a discernible impact on an AQMA or CAZ. The construction and occupation of no homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollut associated with homes and transport movements.  The site is within 300m of multiple bus stops with frequent services. The nearest railway station is 4.8km north eas Frizinghall Railway Station, this is outside of the desired range. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.  The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on types and tenures of the housing is provided in line with the Local Plan policies. The development would meet minimum c								umption.	nt at the site would
condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity.  The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.  P LT IR L SP2, EN1, EN3, EN5, EN6, DS2, DS3 7a, 7b  Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. However, residential development at this site could result in the loss of open greent that contains GI elements of potentially high visual amenity, including trees, and it would therefore be likely to adversely alter the local townscape and landscape character. The site is adjacent to existing residential built form, which would help to limit the magnitude for potential effects, but at this stage a minor adverse effect on the local landscape and townscape cannot be ruled out.  8 Cultural heritage  B Cultural heritage  Development at the site would be unlikely to have a discernible impact on any heritage asset or historic area.  Development would not have a discernible impact on any heritage asset or historic area.  Development would not have a discernible impact on any AQMA or CAZ. The construction and occupation of norms would be expected to result in a minor increase in air pollution in relation to existing levels due to pollut associated with homes and transport movements.  B Cite is within 300m of multiple bus stops with frequent services. The nearest railway station is 4.8km north eas Frizinghall Railway Station, this is outside of the desired range. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.  H P LT IR H SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10  The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on types and tenures of the housing is provided in line with the Local Plan policies. The development would mee				Р			Ĺ		
Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. However, residential development at this site could result in the loss of open greent that contains GI elements of potentially high visual amenity, including trees, and it would therefore be likely to adversely alter the local townscape and landscape character. The site is adjacent to existing residential built form, which would help to limit the magnitude for potential effects, but at this stage a minor adverse effect on the local landscape and townscape cannot be ruled out.  8 Cultural heritage  8 Cultural heritage  9 Air quality  10	Biodiversity &	condition connecti The HRA	n. New dev vity. A Screenin	elopmos g proce	ent here	could rec	duce bio	odiversity value at the site and reduce local early significant effects on the South Pennine I	ecological
Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. However, residential development at this site could result in the loss of open greenf that contains GI elements of potentially high visual amenity, including trees, and it would therefore be likely to adversely alter the local townscape and landscape character. The site is adjacent to existing residential built form, which would help to limit the magnitude for potential effects, but at this stage a minor adverse effect on to local landscape and townscape cannot be ruled out.  8 Cultural heritage  8 Cultural heritage  Development at the site would be unlikely to have a discernible impact on any heritage asset or historic area.  9 Air quality  Development would not have a discernible impact on any heritage asset or historic area.  10 Development would not have a discernible impact on any heritage asset or historic area.  10 Transport  Site is within 300m of multiple bus stops with frequent services. The nearest railway station is 4.8km north east Frizinghall Railway Station, this is outside of the desired range. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.  11 Housing  The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the specific path of the desired range of the desired range of the development would meet minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.  12 Accessible  12 Accessible  13 Arcessible  14 P LT IR H SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, 12a		are trigg	ered and t	hus car			at this s		T = =:
8 Cultural heritage    O   n/a   n/a   n/a   n/a   H   SP2, SP10, EN3, EN4, EN5, EN6, DS3   None	Landscape &	National that cont adversel form, wh	Parks or A tains GI eld ly alter the nich would	AONBs ements local to help to	. Howeve of poten ownscape limit the	er, reside tially high e and lan magnitud	ntial de n visual dscape de for p	velopment at this site could result in the loss amenity, including trees, and it would theref character. The site is adjacent to existing re otential effects, but at this stage a minor adv	s of open greenfield fore be likely to esidential built
P LT IR H SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, H09 9a – 9c  Development would not have a discernible impact on an AQMA or CAZ. The construction and occupation of no homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements.  P LT IR H SP7, SP9, DS4, H09, TR1, TR2, TR3, TR4, TR5, TR6  Site is within 300m of multiple bus stops with frequent services. The nearest railway station is 4.8km north east Frizinghall Railway Station, this is outside of the desired range. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.  The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.  P LT IR H SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	8 Cultural								None
Development would not have a discernible impact on an AQMA or CAZ. The construction and occupation of nomes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollut associated with homes and transport movements.  - P LT IR H SP7, SP9, DS4, H09, TR1, TR2, TR3, TR4, TR5, TR6  Site is within 300m of multiple bus stops with frequent services. The nearest railway station is 4.8km north eas Frizinghall Railway Station, this is outside of the desired range. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.  - P LT IR H SP8, H01, H02, H03, H04, H05, H06, H07, H08, H09, H010  The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.  12	heritage	Develop	ment at the	e site w	ould be	unlikely t	o have	a discernible impact on any heritage asset o	r historic area.
- P LT IR H SP7, SP9, DS4, H09, TR1, TR2, TR3, TR4, TR5, 10a – 10d  Site is within 300m of multiple bus stops with frequent services. The nearest railway station is 4.8km north eas Frizinghall Railway Station, this is outside of the desired range. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.  + P LT IR H SP8, H01, H02, H03, H04, H05, H06, H07, H08, H09, H010  The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on types and tenures of the housing is provided in line with the Local Plan policies. The development would meet minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.  12 Accessible  + P LT IR H SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	9 Air quality	homes v	vould be ex	d not h	ave a dis	cernible t in a mir	impact nor incre	on an AQMA or CAZ. The construction and	occupation of new
Frizinghall Railway Station, this is outside of the desired range. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.		uooooiat	-						10a – 10d
The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on a types and tenures of the housing is provided in line with the Local Plan policies. The development would meet minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.  12 Accessible  P LT IR H SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	10 Transport	Frizingha	all Railway	Statio	n, this is	outside o	of the de	esired range. The site has good access for p	
types and tenures of the housing is provided in line with the Local Plan policies. The development would meet minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.  12 Accessible  + P LT IR H SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2								HO8, HO9, HO10	
12	11 Housing	types an minimum	nd tenures n criteria of	of the h	nousing is es HO4 a	s provide Ind HO5	d in line (10 or n	e with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha).	ent would meet the
services Residents at the site would have good access to key services and amenities including those on Allerton Road								SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4,	12a
+ P LT IR H SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4 13a		Dooidon	44 41 :	to woul	d hove a	ood acco	oo to k	ava a muita a a a mal a ma a misi a a imali valimensila a a a a	- All D I

		Effect on S	SA Obje	ctive										
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)						
13 Social cohesion	without o	disrupting of	cohesiv oment b	eness of being of a	existing a scale th	commu	thin an existing community in an area of high inity, encouraging participation and communi put pressure on local services and facilities of	ty interaction,						
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a						
leisure		Residents at the site would have good access to a range of culture and leisure opportunities including pubs, restaurants, churches and outdoor leisure spaces.												
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a						
15 Safe & secure	location new dev	where the	re are c could p to comb	currently otentially bat the lo	none, an enhance cal risk o	d so an e comm of crime	ould introduce new potential targets and victir increase in crime at the site cannot be ruled tunity cohesion and wellbeing, or increase nate in the second	out. However, tural surveillance,						
		+	Р	LT	IR	Н	CO1, CO2, CO3, DS1, DS5	16a, 16b						
16 Health	The site Residen	is within 2	.3km of te woul	f a hospit d have g	tal, Lynfie ood acce	eld Mou ess to a	Manor Medical Practice, this is outside of the nt Hospital. diverse range of semi-natural habitats with o	· ·						
17		-	Р	LT	İR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b						
Education							ol, is 1km east of the site. The nearest secone. These are both outside of the desired range							
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b						
Employment							broad range of high quality and diverse emplemployment zone.	loyment						
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b						
19 Economy	as by ind local bus	creasing th sinesses. <i>F</i>	e dema An impr	and for lo	cal good in the bu	s and s uilt envi	uld have a minor beneficial impact on the loc ervices and enhancing the pool of potential e ronment could lead to an improved attractiver o help tackle local deprivation.	mployees for						

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/023 – Wilsden Road/West		Greenfield land/			Preferred
Avenue, Sandy Lane	0.71	Green Belt	Greenfield 100%	22 dwellings	Option: NW9/H

## Summary of assessment for NW/023:

A significant adverse effect is predicted due to the loss of greenfield land.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects predicted for air quality, biodiversity, landscape, transport and accessible services. The site is well located

to provide residents with good access to jobs, and health and educational facilities.

		Effect on S	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
2 Land 9			Р	LT	IR	L	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
3 Land & Buildings		reenfield a		uld consi	st of the I	oss of :	>0.4ha of greenfield land. Site coincides with	a coal MSA. ALC
4 Climate		+	Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
change							water flooding. The site's climate resilience o	
resilience		inclusion on the beautiful in the beauti	ss in G		ess.		nis is somewhat dependent on implementation.	
5 Water		+	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources		s not coind to result in						nt at the site would
			Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
6 Biodiversity & geodiversity	condition connecti The HR	n. New dev vity.	elopmo g proce	ent here	could red dentified	luce bio	nd is likely to be of some biodiversity value in odiversity value at the site and reduce local early ely significant effects on the South Pennine Nation.	cological
		-	P	LT	IR	L	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7 Landscape & townscape	National that contadversel form, wh	Parks or A tains GI eld by alter the	AONBs ements local to help to	. Howeve of poten ownscape limit the	er, reside tially high e and lan magnitud	ntial de n visual dscape de for p	discernible effect on any landscape designat velopment at this site could result in the loss amenity, including trees, and it would theref character. The site is adjacent to existing re- otential effects, but at this stage a minor advart.	of open greenfield ore be likely to esidential built
8 Cultural		Ö	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None
heritage	Develop	ment at the	e site w				a discernible impact on any heritage asset o	r historic area.
9 Air quality	homes v	rent woul would be exed ed with ho	xpected	d to resul	t in a min	or incre	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 on an AQMA or CAZ. The construction and ease in air pollution in relation to existing level.	9a – 9c occupation of new els due to pollution
		-	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Bingley	Railway St	ation, t	his is out	side of th	ne desir	ent services. The nearest railway station is ded range. The site has good access for pede of cycle paths.	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimun	d tenures n criteria of	of the h	nousing is es HO4 a	s provide Ind HO5 (	d in line (10 or n	owards satisfying Bradford's housing needs, with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha), as to reflect local need.	ent would meet the
			Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4,	12a

		Effect on S	SA Obje	ctive							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
12 Accessible services	The residents of the site would not have convenient access to services, the nearest supermarket being 1.6km east of the site. To access a wider range of shops, residents would have to travel 1.9km north to Cottingley or 1.4km south east to Allerton. The site would benefit from a Primary School being 450m north of the site, however.										
SELVICES	1.4KIII 50	+	P	IT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a			
13 Social cohesion	without o	ment would	d provid cohesiv oment b	de high-o eness of peing of a	uality ho existing s scale th	mes wi	thin an existing community in an area of high inity, encouraging participation and community put pressure on local services and facilities of	deprivation (IMD) by interaction,			
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a			
leisure	restaura		nes and	loutdoor			range of culture and leisure opportunities inc These include Greenwood Park 150m north				
15 Safe & secure	location new dev	where thei	re are c	urrently i otentially	none, and enhance	d so an comm	SP1, SP3, SP4, SP16, H09, DS5, CO2 ould introduce new potential targets and victin increase in crime at the site cannot be ruled unity cohesion and wellbeing, or increase na	out. However,			
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
16 Health	site is wi Residen	thin 2.1km	of a ho	ospital, Ly d have g	ynfield M ood acce	ount Ho	ix Medical Practice, this is outside of the desipospital. diverse range of semi-natural habitats with o				
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education							School, is 450m north of the site. The nearest ast of the site, which is outside of the desired				
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
Employment							broad range of high quality and diverse empemployment zone.	-			
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	as by inc	creasing th sinesses. <i>P</i>	e dema An impr	and for lo ovement	cal goods	s and s iilt envii	uld have a minor beneficial impact on the local ervices and enhancing the pool of potential eronment could lead to an improved attractiver to help tackle local deprivation.	mployees for			

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/024 - Allerton Road,		Greenfield land/			Preferred
Prune Park Lane	6.17	Green Belt	Greenfield 100%	160 dwellings	Option: NW10/H

## Summary of assessment for NW/024:

Significant adverse effects predicted due to the loss of greenfield land.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects predicted for air quality, biodiversity, landscape, transport and distance to educational facilities. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and health facilities.

		Effect on S	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
			Р	LT	IR	L	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
3 Land & Buildings	sandstor	ne MSA. A	LC Gra	ide at the ely to be	e site par	tially ur	>0.4ha of greenfield land. Site coincides with ban, but majority is grade 4.50% of the site is contamination which would need to be reme	s on a landfill site
4 Climate		+	Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
change resilience	with the		of GI in	developr	ment, alth		water flooding. The site's climate resilience on its is somewhat dependent on implementation	
5 Water		+	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources		s not coind to result in					aterbody within 100m of the site. Development sumption.	nt at the site would
			Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9 nd is likely to be of some biodiversity value in	6a – 6f
Biodiversity & geodiversity	connecti The HR	vity.	ng proce	ess has i	dentified uled out a	that like		Moors SPA/SAC
		-	P	LT	IR	L L	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7 Landscape & townscape	National that contadversel form, wh	Parks or A tains GI eld by alter the	AONBs ements local to help to	. Howeve of poten ownscape limit the	er, reside itially high e and lan magnitud	ntial de n visual dscape de for p	discernible effect on any landscape designativelopment at this site could result in the loss amenity, including trees, and it would therefundamenter. The site is adjacent to existing resotential effects, but at this stage a minor advart.	of open greenfield ore be likely to esidential built
8 Cultural		0	n/a	n/a	n/a	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None
heritage	Develop	ment at the					a discernible impact on any heritage asset o	
	Davidas	-	P	LT	IR	H	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	homes v		xpected	to resul	t in a mir	or incre	on an AQMA or CAZ. The construction and cease in air pollution in relation to existing level	
		-	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Bingley	Railway St	ation, t	his is out	tside of th	ne desir	ent services. The nearest railway station is 4 red range. The site has good access for pede of cycle paths.	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimun	d tenures n criteria of	of the h	ousing is S HO4 a	s provide and HO5	d in line (10 or n	owards satisfying Bradford's housing needs, with the Local Plan policies. The development nore homes, or an area of more than 0.5ha), so to reflect local need.	ent would meet the

		Effect on S	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services	Residen	ts at the si	te woul	d have g	ood acce	ss to ke	ey services and amenities including those on	Allerton Road.
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	without o	disrupting o	cohesiv oment b	eness of being of a	existing a scale th	commu	thin an existing community in an area of high inity, encouraging participation and communit put pressure on local services and facilities of	y interaction,
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure		nts, church			leisure s	paces.	range of culture and leisure opportunities inc	
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location new dev	where ther	e are c could p	urrently i otentially	none, and enhance	d so an comm	ould introduce new potential targets and victin increase in crime at the site cannot be ruled unity cohesion and wellbeing, or increase na	out. However,
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	The site Resident	is within 2	.8km of te woul	<sup>:</sup> a hospit d have g	al, Lynfie ood acce	eld Mou ess to a	, Manor Medical Practice, this is outside of th nt Hospital. diverse range of semi-natural habitats with o	_
17		-	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
Education							School, is 1.1km north of the site. The neares ne site. These are both outside of the desired	
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
Employment							broad range of high quality and diverse emp employment zone.	loyment
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	as by inc	creasing th sinesses. A	e dema In impr	and for lo ovement	cal good: in the bu	s and s iilt envii	uld have a minor beneficial impact on the local ervices and enhancing the pool of potential e conment could lead to an improved attractiver to help tackle local deprivation.	mployees for

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/066 – Alton Court,		Hardstanding	DD1 /D // 11 500/		Preferred
Frizinghall	0.26	and vegetation	PDL/Brownfield 50%	5 dwellings	Option: NW22/H

## Summary of assessment for NW/066:

Significant adverse effects predicted due to surface water flood risk.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects predicted for water resources, biodiversity and air quality. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health and educational facilities.

		Effect on S	SA Obje	ctive									
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
3 Land &		+	Р	LT	IR	L	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e					
Buildings	Site is B	rownfield,	but with	a lot of	vegetatio	n. Site	coincides with a coal MSA. ALC Grade at the	ne site is 'Urban'.					
4 Climate			Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
change resilience		The site is within FZ1, but is at high risk of surface water flooding. The site's climate resilience could be improved with the inclusion of GI in development, although this is somewhat dependent on implementation.											
E Motor		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e					
5 Water resources		s not coind to result in					erbody within 100m of the site. Developmen umption.	t at the site would					
			Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f					
6 Biodiversity & geodiversity	current of develope here cou The HRA	condition. S ment here ald adverse	Site is 1 could rely affecting processing the second secon	00% TP0 educe bid these tess has ideas	O woodla odiversity rees, suc dentified	and, with value the as the as the thet	uding trees and is likely to be of some biodiventh Ancient Woodland 300m north west of the and reduce local ecological connectivity. Ne rough impacts on root zones and vegetationely significant effects on the South Pennine latage.	site. New w development n clearance.					
	are trigg	-	P	IT	IR	1	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b					
7 Landscape & townscape	National loss of G	Parks or A	AONBs s of pot	. Even th entially h	not result	site is Il amen	discernible effect on any landscape designate PDL, residential development at this site co- ity, including trees and woodland, and it woundscape character.	ion, including uld result in the					
		+	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b					
8 Cultural heritage	east of the	he site. Sh ted that the	ort tern	Estates n negativ	conserva e effects	tion are	ea and there are multiple listed buildings with come from the noise generated due to cons ne visual setting of this PDL site and so wou	nin 100m south truction, however it					
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c					
9 Air quality		in air pollu					tion of new homes would be expected to rest due to pollution associated with homes and						
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d					
10 Transport	Frizingha		Station	n. The sit			lent services. The nearest railway station is ess for pedestrians, but somewhat limited fo						
11 Housing		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a					
11 Housing							owards satisfying Bradford's housing needs with the Local Plan policies.	, depending on the					
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a					
services	Resident	te at the ci	te woul	d have d	ood acce	es to k	ey services and amenities including those o	n Bradford Boad					

		Effect on S	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	without o	disrupting o	cohesiv oment b	eness of being of a	existing a scale th	commu	thin an existing community in an area of high inity, encouraging participation and communi put pressure on local services and facilities of	ty interaction,
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure				outdoor	leisure s		range of culture and leisure opportunities inc The site is 300m south east of Northcliffe Pa	rk.
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location new dev	where thei	re are c could p	urrently i otentially	none, and enhance	d so an comm		out. However,
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	Shipley I Residen	Hospital.	te woul	d have g	ood acce	ess to a	stcliffe Medical Centre. The site is within 1.2k diverse range of semi-natural habitats with o	•
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
Education							gland Primary School, is 550m north of the sign 2km south of the site.	te. The nearest
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
Employment							broad range of high quality and diverse emp d opportunities through Frizinghall railway sta	
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	as by inc	creasing th sinesses. <i>P</i>	e dema An impr	and for lo ovement	cal good	s and s ıilt enviı	uld have a minor beneficial impact on the loc ervices and enhancing the pool of potential e conment could lead to an improved attractiver o help tackle local deprivation.	mployees for

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
NW/111 - 7-9 Oak Avenue,		Hardstanding and			Preferred Option:
Frizinghall	0.17	vegetation	PDL/Brownfield 90%	12 dwellings	NW30/H

**Summary of assessment for NW/111:** Significant adverse effects predicted due to flood risk (particularly surface water flooding) Minor adverse effects predicted for water resources, biodiversity and air quality. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health and educational facilities.

		Effect on S	SA Obje	ctive				
SA Objective		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		+	Р	LT	IR	L	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
3 Land & Buildings	There m		e to re	-use exis			coincides with a coal MSA. ALC Grade at the site for construction, however this is so	
4 Climate change		+	Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience							ace water flooding. The site's climate resilie	
	Improve	with the i	nciusio P	n of Gill	IR		although this is somewhat dependent on imp SP9, EN1, EN2, EN7, EN9	5a – 5e
5 Water	Site doe					l M are no v	raterbodies within 100m of the site. Develop	
resources							er consumption.	official at the site
0		+	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
6 Biodiversity & geodiversity	incorpor		nents, v	would be	an oppo	rtunity t	onsidered to be likely that new developmen to further enhance the biodiversity value of t	
			Р				ODO ENA ENO ENE ENO DOO DOO	
7 Landscape			s locati				SP2, EN1, EN3, EN5, EN6, DS2, DS3  discernible effect on any landscape designal with some vegetation, new development many	
Landscape &	National to better	ment at thi Parks or A ensure the esign (as r	s locati AONBs e site h	on would . As it is a	not resu a PDL sit itive influ	te, but v ence or		tion, including y be an opportunity lements and high
Landscape & townscape	National to better quality d impleme	ment at thi Parks or A ensure the esign (as r entation. +/-	s locati AONBs e site h required	on would . As it is a as a posi d by varid	not result a PDL sitive influ- ous Loca	e, but vence or Plan p	discernible effect on any landscape designary with some vegetation, new development main the local townscape, by incorporating GI e olicies), although this is somewhat dependence.  SP2, SP10, EN3, EN4, EN5, EN6, DS3	tion, including by be an opportunity lements and high ent on  8a, 8b
Landscape & townscape 8 Cultural	National to better quality d impleme Site is w negative	ment at thi Parks or A ensure the esign (as r entation. +/- ithin a histe effects wo	s location is location in the site in the	on would. As it is as a posid by varid	d not result a PDL sitive influous Locales IR normal area are the noise	te, but we need or I Plan point Mand there	discernible effect on any landscape designa with some vegetation, new development man the local townscape, by incorporating GI e olicies), although this is somewhat dependent.	tion, including by be an opportunity lements and high ent on  8a, 8b he site. Short term cted that the
Landscape & townscape 8 Cultural	National to better quality d impleme  Site is w negative develops	ment at thi Parks or A ensure the esign (as r entation. +/- ithin a hist effects wo ment would	s locati AONBs e site h required P oric col ould col d impro	on would As it is a as a posi by vario  LT  nservatio me from ve the vi	d not result a PDL sit itive influous Loca  IR IN area and the noise sual setti	e, but vence or I Plan p  Mod there e generang of the H	discernible effect on any landscape designary with some vegetation, new development man the local townscape, by incorporating GI evolicies), although this is somewhat dependent SP2, SP10, EN3, EN4, EN5, EN6, DS3 evis one listed building within 200m west of the tated due to construction, however it is expensis PDL site and so would be a long term por SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	tion, including by be an opportunity lements and high ent on  8a, 8b he site. Short term cted that the sitive effect.  9a – 9c
Landscape & townscape 8 Cultural heritage	National to better quality d impleme  Site is w negative develope  Site is w	ment at thi Parks or A ensure the esign (as r entation. +/- ithin a histe effects wo ment would - ithin a CA2 in air pollu	s locati AONBs e site h required P oric cor ould cor d impro P Z. The	LT nservatio me from ve the vis	d not result a PDL sit itive influous Loca  IR n area and the noise sual setti IR ition and o	e, but vence or I Plan p  Mond there is generated in Hoccupate	discernible effect on any landscape designary with some vegetation, new development may a the local townscape, by incorporating GI e olicies), although this is somewhat dependenced by SP2, SP10, EN3, EN4, EN5, EN6, DS3 are is one listed building within 200m west of the ated due to construction, however it is expensis PDL site and so would be a long term por SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 is ion of new homes would be expected to resist due to pollution associated with homes and	tion, including by be an opportunity lements and high ent on  8a, 8b he site. Short term cted that the sitive effect.  9a – 9c ult in a minor
7 Landscape & townscape  8 Cultural heritage  9 Air quality	National to better quality d impleme Site is w negative developr Site is w increase moveme	ment at thi Parks or A ensure the esign (as r entation. +/- ithin a histe effects wo ment would - ithin a CA2 in air polluents.	s locati AONBs e site h required P oric cor ould cor d impro P Z. The ution in	on would  As it is a as a posid by varid  LT  nservation me from ve the vis  LT  construct relation	Inot result a PDL sit a PDL sit a PDL sit a PDL sit itive influences and a rea and the noise sual setting in and a rea and a r	ee, but vence or I Plan p  Mond there generang of the Hoccupate glevels  H	discernible effect on any landscape designary with some vegetation, new development may in the local townscape, by incorporating GI explicitly, although this is somewhat dependent of the local townscape, by incorporating GI explicitly, although this is somewhat dependent of the local townscape, by incorporating GI explicitly, although this is somewhat dependent on the local townscape, and the local townscape, by incorporation, however it is expensis PDL site and so would be a long term portion of new homes would be expected to resist due to pollution associated with homes and SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	tion, including by be an opportunity lements and high ent on  8a, 8b he site. Short term cted that the sitive effect.  9a – 9c ult in a minor d transport  10a – 10d
Landscape & townscape 8 Cultural heritage 9 Air quality	National to better quality d impleme Site is w negative developrion Site is w increase moveme Site is w Frizingha	ment at thi Parks or A ensure the esign (as r entation. +/- ithin a histe effects wo ment would - ithin a CA2 in air polluents. + ithin 150m	s locati AONBs e site h required P oric col buld col d impro P Z. The ution in P of mul	on would. As it is a as a posid by various transervation me from the visual LT construct relation to the buston. The site on the site of t	Inot result a PDL sit a PDL sit a PDL sit a PDL sit itive influences and a rea and the noise sual setting IR residences and a rea and a	te, but vence or I Plan p  Mond there is generated by Hoccupated glevels  Hoccupated Hoccupated Hoccupated hoccupated glevels  Hoccupated hoccupated hoccupated glevels	discernible effect on any landscape designary with some vegetation, new development may in the local townscape, by incorporating GI expected olicies), although this is somewhat dependent of the local townscape, by incorporating GI expected olicies), although this is somewhat dependent of the local townscape, by incorporating GI expected one listed building within 200m west of the local due to construction, however it is expected of the local series of the local point of the local poi	tion, including by be an opportunity lements and high ent on  8a, 8b he site. Short termoted that the sitive effect.  9a – 9c ult in a minor d transport  10a – 10d  1.1km north at
Landscape & townscape  8 Cultural heritage  9 Air quality	National to better quality d impleme Site is w negative developr  Site is w increase moveme  Site is w Frizingha limited a	ment at thi Parks or A ensure the esign (as r entation. +/- ithin a histe effects wo ment would - ithin a CA2 in air polluents. + ithin 150m all Railway mount of c	s locati AONBs e site h required P oric col build col d impro P Z. The ution in P of mul	LT construct relation to the sit is a sale and the sale an	Inot result a PDL site	ee, but vence or I Plan p  Mond there e generang of the Hoccupat g levels  H H H H H H H H H H H H H H H H H H H	discernible effect on any landscape designal with some vegetation, new development may in the local townscape, by incorporating GI expected olicies), although this is somewhat dependent of specific spe	tion, including by be an opportunity lements and high ent on  8a, 8b he site. Short term cted that the sitive effect.  9a – 9c ult in a minor d transport  10a – 10d  1.1km north at r cyclists with a
Landscape & townscape 8 Cultural heritage	National to better quality d impleme Site is w negative developrion Site is w increase moveme Site is w Frizingha limited a The site types an minimum	ment at thi Parks or A ensure the	s locati AONBs e site h required P oric col buld col d impro d impro Z. The ation in P of mul Station cycle pa e a mir of the h f policie	LT nservation we the visible busing its servation for position or position in the servation of the construction of the construction of the construction of the construction in the servation of the construction of the constructi	Inot result a PDL site a PDL site influence in IR In area and the noise sual setting IR In the stops with the has go IR I	ee, but vence or I Plan p  Mond there is generated by the percentage of the percenta	discernible effect on any landscape designary with some vegetation, new development may the local townscape, by incorporating GI expected olicies), although this is somewhat dependenced olicies. BP2, SP10, EN3, EN4, EN5, EN6, DS3 existed due to construction, however it is expected is PDL site and so would be a long term portion of new homes would be expected to rest of due to pollution associated with homes and somewhat services. The nearest railway station is expected to rest of the services. The nearest railway station is expected to rest of the services. The nearest railway station is expected to rest of the services. The nearest railway station is expected to rest of the services. The nearest railway station is expected to rest of the services. The nearest railway station is expected to rest of the services. The nearest railway station is expected to rest of the services. The nearest railway station is expected to rest of the services. The nearest railway station is expected to rest of the services. The nearest railway station is expected to rest of the services. The nearest railway station is expected to rest of the services. The nearest railway station is expected to rest of the services. The nearest railway station is expected to rest of the services.	tion, including by be an opportunity lements and high ent on  8a, 8b he site. Short term cted that the sitive effect.  9a – 9c ult in a minor d transport  10a – 10d  1.1km north at r cyclists with a  11a , depending on the nent would meet th
Landscape & townscape  8 Cultural heritage  9 Air quality  10 Transport	National to better quality d impleme Site is w negative developrion Site is w increase moveme Site is w Frizingha limited a The site types an minimum	ment at thi Parks or A ensure the	s locati AONBs e site h required P oric col buld col d impro d impro Z. The ation in P of mul Station cycle pa e a mir of the h f policie	LT nservation we the visible busing its servation for position or position in the servation of the construction of the construction of the construction of the construction in the servation of the construction of the constructi	Inot result a PDL site a PDL site influence in IR In area and the noise sual setting IR In the stops with the has go IR I	ee, but vence or I Plan p  Mond there is generated by the percentage of the percenta	discernible effect on any landscape designary with some vegetation, new development may the local townscape, by incorporating GI evolution olicies), although this is somewhat dependenced by the local townscape, by incorporating GI evolutions, although this is somewhat dependenced by the local by incorporating GI evolutions, although this is somewhat dependenced by the local by incorporation of the local building within 200m west of the local b	tion, including by be an opportunity lements and high ent on  8a, 8b he site. Short term cted that the sitive effect.  9a – 9c ult in a minor d transport  10a – 10d  1.1km north at r cyclists with a  11a , depending on the nent would meet th
Landscape & townscape 8 Cultural heritage 9 Air quality 10 Transport 11 Housing	National to better quality d impleme Site is w negative developer Site is w increase moveme Site is w Frizingha limited a The site types an minimum aspects	ment at thi Parks or A ensure the esign (as r entation. +/- ithin a hist effects wo ment would - ithin a CA2 ithin a CA3 ithin	s locati AONBs e site h required  P oric col buld col d impro d impro Z. The ation in  P of mult Station cycle pa e a mir of the h f policie busing p	LT  construct relation  LT  construct relation  LT  tiple bus  The sit  ths.  LT  construct relation  LT  tiple bus  LT	Inot results a PDL site in area area area area area area area are	ee, but vence or I Plan p  Mond there ee generang of the Hoccupate glevels  H the frequence do according to a cordinate the total total the total total total the total total total the total to	discernible effect on any landscape designal with some vegetation, new development main the local townscape, by incorporating GI evolution olicies), although this is somewhat dependence of its one listed building within 200m west of the ated due to construction, however it is expensis PDL site and so would be a long term post of some structure of the services of the services of the services of the services of the services. The nearest railway station is easy for pedestrians, but somewhat limited for the services. The nearest railway station is easy for pedestrians, but somewhat limited for the services. The nearest railway station is easy for pedestrians, but somewhat limited for the services. The nearest railway station is easy for pedestrians, but somewhat limited for the services. The nearest railway station is easy for pedestrians, but somewhat limited for the services. The nearest railway station is easy for pedestrians, but somewhat limited for the services. The nearest railway station is easy for pedestrians, but somewhat limited for the services. The nearest railway station is easy for pedestrians, but somewhat limited for the services. The nearest railway station is easy for pedestrians, but somewhat limited for the services. The nearest railway station is easy for pedestrians, but somewhat limited for the services. The nearest railway station is easy for pedestrians, but somewhat limited for the services.	tion, including by be an opportunity lements and high ent on  8a, 8b he site. Short term cted that the sitive effect.  9a – 9c ult in a minor d transport  10a – 10d  1.1km north at r cyclists with a  11a , depending on the nent would meet th , that specify

		Effect on S	SA Obje	ctive						
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
13 Social cohesion	Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.									
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a		
leisure							range of culture and leisure opportunities inc The site is 300m east of Lister Park.	luding pubs,		
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a		
15 Safe & secure	new dev		could p	otentially	enhance	e comm	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9,			
16 Health	Green C Residen	00m east of community	of the no Hospita te woul	earest G al. d have g	I P surgery ood acce	l y, Lister ess to a	CO1, CO2, CO3, DS1, DS5  surgery. The site is within 2.2km of a hospital diverse range of semi-natural habitats with o	al, Westbourne		
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
Education		rest primai Bradford G					School, is 800m west of the site. The nearest of the site.	secondary		
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
Employment							broad range of high quality and diverse emp d opportunities through Frizinghall railway sta			
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy	as by ind local bus	creasing th sinesses. <i>P</i>	e dema An impr	and for lo	cal good in the bu	s and s ıilt enviı	uld have a minor beneficial impact on the local ervices and enhancing the pool of potential eronment could lead to an improved attractiver o help tackle local deprivation.	mployees for		

## **Shipley**

- 1.1.29 There are nineteen preferred options potential housing sites within Shipley.
- 1.1.30 Significant negative effects have been identified in relation to climate change resilience (SA Objective 4) for sites SH/052, SH058 and SH/060, in relation to water resources for site SH/014 and SH/060, and in relation to cultural heritage for sites SH/022 and SH/052.
- 1.1.31 Significant negative effects have been identified for a large number of sites relation to air quality (SA Objective 9) including SH/014, SH/022, SH/026, SH/027, SH/028, SH/042, SH/052, SH/058, SH/063, SH/060, SH/064, SH/062, SH/065 and SH/068.
- 1.1.32 To address the latter, development proposals should demonstrate how any adverse impacts on any nearby Air Quality Management Areas and/or Clean Air Zones (CAZ) will be avoided and how positive impacts will be delivered. In addition, a mitigation programme is to be prepared for development within CAZs.
- 1.1.33 The significant negative effects in relation to cultural heritage (SA Objective 8) are largely related to the proximity of the Saltaire World Heritage Site buffer zone.
- 1.1.34 Significant positive effects have been identified in relation to transport (SA Objective 10) for sites SH/014, SH/042, SH/058, SH/066, SH/067, SH/063, SH/059, SH/060, SH/061, SH/064, SH/062, SH/065 and SH/068.
- 1.1.35 Significant positive effects have been identified in relation to health (SA Objective 16) for all sites with the exception of sites SH/026, SH/027, SH/028; sites identified as having a minor positive effect.
- 1.1.36 Significant positive effects have been identified in relation to education (SA Objective 17) for sites SH/022, SH/026, SH/042 and SH/052.
- 1.1.37 In relation to accessible services (SA Objective 12), sites SH/014, SH/019, SH/022, SH/042, SH/045, SH/052, SH/058, SH/066, SH/067, SH/063, SH/059, SH/060, SH/061, SH/064, SH/062, SH/065 and SH/068 score positively (minor), while the remainder score negatively (minor).
- 1.1.38 For 21 sites, the HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage. This is related to potential recreation impacts. Those sites have been assigned a major negative effect in relation to the biodiversity & geodiversity (SA Objective 6).
- 1.1.39 Five sites score positively (minor) in relation to land & buildings (SA Objective 3), these sites are SH/058, SH/066, SH/061 and SH/052. This is because these sites are previously developed land, their Agricultural Land Classification Grade is 'Urban', and they do not coincide with a Mineral Safeguarding Area.
- 1.1.40 Half of the sites score negatively (major or minor) in relation to climate change resilience (SA Objective 4). In some cases, it may be possible to avoid the areas of highest flood risk. The implementation of Sustainable Drainage Systems could help to mitigate any adverse effects.
- 1.1.41 There are also three discounted sites (SH016, SH/017 and SH/048) which have been assessed below. There is also one alternative employment site in Shipley (EM74) which is also included in the assessment tables below.

# Summary table of effect scores predicted for housing site options in Shipley

PO Ref.	Sito	Site SA Objective																		
FO Kei.	Site	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19
SH1/H	SH/014	-	-	+/-	+			+	-		++	+	+	+/-	+	+/-	++	+	+	+
SH2/H	SH/019	-	-	+/-		-		+/-	-	-	+	+	+	+	+	+/-	++	+	+	+
SH3/H	SH/022	-	-	-		-		-			+	+	+	+/-	+	+/-	++	++	+	+
SH4/H	SH/026	-	-	-		-		-	-		+	+	-	+	+	+/-	+	++	+	+
SH5/H	SH/027	-	-	-		-		-	-		+	+	-	+/-	+	+/-	+	+	+/-	+
SH6/H	SH/028	-	-	-		-		-	-		+	+	-	+/-	+	+/-	+	+	+/-	+
SH7/H	SH/042	-	-	-		-		+	-		++	+	+	+	+	+/-	++	++	+	+
SH9/H	SH/052	-	-	+		-		+/-			+	+	+	+	+	+/-	++	++	+/-	+
SH10/H	SH/058 (CR/020)	-	-	+		-		-	-		++	+	+	+	+	+	++	+	+	+
SH18/H	SH/066 (CR/041)	-		+	-	-		-	-	-	++	+	+	+	+	+	++	+	+	+
SH19/H	SH/067 (CR/047)	-	-	+/-	+	-		+	-	-	++	+	+	+	+	+/-	++	+	+	+
SH15/H	SH/063 (CR/031)	-	-	+/-	+	-		+			++	+	+	+	+	+/-	++	+	+	+
SH11/H	SH/059 (CR/023)	-	-		-	-		-	-	-	++	+	+	+	+	+/-	++	+	+	+
SH12/H	SH/060 (CR/024A)	-	-	-				-	-		++	+	+	+	+	+/-	++	+	+	+
SH13/H	SH/061 (CR/025)	-	-	+	-	-		+	+/-	-	++	+	+	+	+	+/-	++	+	+	+
SH16/H	SH/064 (CR/039)	-	-	+/-	-	-		+	+/-		++	+	+	+	+	+/-	++	+	+/-	+
SH14/H	SH/062 (CR/026)	-	-	+/-	+	-		+	+/-		++	+	+	+	+	+/-	++	+	+/-	+
SH17/H	SH/065 (CR/040)	-	-	+/-	-	-		+	+/-		++	+	+	+	+	+/-	++	+	+/-	+
SH20/H	SH/068 (CR/048)	-	-	+/-	+	-		+	+/-		++	+	+	+	+	+/-	++	+	+	+

# Key:

Major positive (significant)	++
Minor positive	+
Neutral/negligible	0
Minor adverse	-
Major adverse (significant)	
Equally positive and adverse effects	+/-
Uncertain	?

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/014 – East Victoria Street	0.36	Buildings and some vacant space	Brownfield	27 dwellings	Preferred Option: SH1/H

## Summary of assessment for SH/014:

A significant adverse effect has been predicted for the water resources SA Objective, as a result of the Leeds and Liverpool Canal being within the site perimeter. Development at the site could potentially pose a risk to water quality.

A significant adverse effect has also been predicted for the air quality SA Objective as a result of the site being within the CAZ. The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

The site is within the buffer zone for the Saltaire WHS and so the potential impacts on this highly sensitive and valuable heritage asset and historic area would require careful consideration as part of any planning application at the site. The site is also located within the Leeds-Liverpool Canal Conservation Area.

The site is well located to provide residents with good access to shops, jobs, cultural spaces, and schools, with particularly good access to public transport and health facilities.

01.01: 1:	Baseline	Effect on S	SA Object	tive									
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
3 Land & Buildings							H05, H06, H07, TR2 site with urban grade ALC soils. Developme	3a – 3d nt would					
	therefore	e be an effi	icient us	e of land	depend	ing on in	npacts on the MSA.						
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
resilience	Site is in	FZ1. The	re are so	me mino	or instan	ces of lo	w surface water flood risk within the site bou	indary.					
5 Water			Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e					
resources						•	Canal is within the site boundary. The const er consumption at this location in relation to						
			Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h					
6 Biodiversity & geodiversity	activities Residen Infrastru The HR	of new restial developeture Corri	sident's pment h dor, dev g proces	post con ere woul elopmer ss has id	structior d likely r nt could r entified t	educe the educe lo that likely	-	within a Green					
7		+	Р	LT	IR	М	SC1, SC6, EN3, EN4, EN5, DS2, DS3	7a, 7b					
Landscape & townscape	adverse	Development would not impact on an AONB or National Park. The loss of some derelict warehouses should not adversely alter the local character. Given the residential development would be surrounded by existing built form, the alteration to character would be likely positive.											
		-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None					

	Baseline	Effect on S	SA Objec	tive						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
8 Cultural heritage	WHS and valuapplication The site land and	id is appropagate in a second	ximately age asse ite. within the	570-600 et and his ne Leeds be an o	Om east of storic are s-Liverpo opportuni	of the Wilea would	However, the site is within the buffer zone HS, therefore the potential impacts on this require careful consideration as part of any Conservation Area. Although the site is cut ance the local character of the Conservation	highly sensitive y planning  urrently brownfield		
			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e		
9 Air quality	would be	e expected ed with ho	to resul	lt in a mii d transpo	nor incre ort mover	ase in ai ments. T	n an AQMA. The construction and occupater pollution in relation to existing levels due the site is also situated within a CAZ. A redular quality targets.	to pollution		
10 Transport	nearest	being 600r	n south	east at S	Shipley R	Railway S	SC2, H09, TR1, TR3, DS4 ervices. Access to a railway station is good station. The site has good access for pedes of cycle paths.			
		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a		
11 Housing	on the ty meet the	pes and teeminimum	enures o criteria	f the hou of policie	ising is p s HO4 a	orovided and HO5	tion towards satisfying Bradford's housing in line with the Local Plan policies. The de (10 or more homes, or an area of more the houses to reflect local need.	velopment would		
12 Accessible		+	Р	LT	IR	М	SC1, SC2, SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2, EC5, HO3, HO12	12a		
services	The site	has good	access t	to the rar	nge of se	ervices a	long Saltaire Road 130m south of the site.			
		+/-	Р	LT	IR	М	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a		
13 Social cohesion	high den that may within 10	orivation, e put press 00m of A65	ncourag ure on lo 57 and is	ing partio ocal serv s adjacer	cipation a rices and nt to the	and com I facilities railway li	with high quality housing within an existing munity interaction, without the developmer or could alter the local sense of communine, which would be likely to impact on the lution and noise and visual disturbances.	nt being of a scale ty and place. Site is		
		+	Р	LT	IR	М	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a		
							500, 504	1.12		
14 Culture & leisure			ess to cu		d leisure	opportu	nities in the local area, including the local p			

	Baseline	Effect on S	SA Object	tive						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
15 Safe & secure	location	where cur	rently the	ere are n	one, but	could p	luce new potential victims or targets of crime otentially enhance community cohesion and ombat the local risk of crime.			
		++	Р	LT	IR	М	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b		
16 Health	The site has good access to a GP surgery, the nearest being Shipley Health Centre provide residents with excellent access to a diverse range of semi-natural habitats we exercise and community engagement opportunities, which could improve both physic residents of these developments. The site is within the target distance of a hospital, we south west.						range of semi-natural habitats with opportur which could improve both physical and mer	nities for outdoor ntal health for the		
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
Education	Site is 4	20m east o	of Wycliff	e CofE I	Primary S	School a	nd 1.3km south east of Titus Salt School.			
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
Employment		esidents at the site will have good access to employment in Shipley town centre and the Shipley Employment one 750m east.								
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy		ng the dem					Id have a minor beneficial impact on the loca and enhancing the pool of potential employe	•		

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/016 - Leeds Road/Thackley Old Road	0.51	Open field	Greenfield	21 dwellings	Discounted

# Summary of assessment for SH/016:

No significant adverse effects predicted for the site. Minor adverse effects predicted for most natural environment themed SA Objectives, primarily as a result of the effects associated with development on greenfield. The site is well located to provide residents with good access to shops, jobs, cultural spaces, buses, and schools, with particularly good access to health facilities.

	Baseline	Effect on	SA Object	ive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land & Buildings					•	•	HO5, HO6, HO7, TR2  a) greenfield site, therefore would be consite is of urban grade.	3a – 3d sidered as an
4 Climate change resilience	Site is in	+ FZ1 and t	P there are	LT some m	IR inor insta	M ances of	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7 low surface water flood risk within the site	4a – 4e boundary.
5 Water resources		tion and o					SP9, EN1, EN2, EN7, EN9 aterbodies within 100m of the site. However to increase water consumption at this loc	•
6 Biodiversity & geodiversity		s a large g			-	-	SP10, SP11, EN1, EN2, EN3, EN7, EN9 s directly impacted by development on the rould reduce the site's biodiversity value a	
7 Landscape & townscape	space co		sely alter	the loca	l charact	er. Giver	SC1, SC6, EN3, EN4, EN5, DS2, DS3  nal Park. The loss of a large area of greer  n the residential development would be ad	•
8 Cultural heritage	could po The site effects o	tentially re falls withir n the WHS	sult in a the Salt	minor ad taire WH nsidered	lverse eff S Buffer to be unl	ect on the Zone. The ikely, due	SP2, SP10, EN3, EN4, EN5, EN6, DS3  m north-east of the site. Development at the setting of this heritage asset.  ne WHS is approximately 1.4km west of the to the topography and the presence of ennot be ruled out at this stage	e site. Whilst

	Baseline	Effect on	SA Object	ive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
9 Air quality		-	Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e
							is expected to be a minor reduction in air q construction and occupation of new home	· ·
40 Transport		+	Р	LT	IR	М	SC2, HO9, TR1, TR3, DS4	10a – 10e
10 Transport					-	-	t services. Shipley Railway Station is 1km what limited for cyclists with a limited amou	
		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	on the ty meet the	pes and teem minimum	enures of criteria o	f the hous of policie	sing is pr s HO4 ar	rovided in nd HO5 (	I ion towards satisfying Bradford's housing r n line with the Local Plan policies. The dev (10 or more homes, or an area of more tha nouses to reflect local need.	elopment would
12 Accessible		+	Р	LT	IR	М	SC1, SC2, SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2, EC5, HO3, HO12	12a
services	The site	has good	access to	o the ran	ge of ser	vices inc	cluding those around 600m away along Lee	eds road.
		+/-	Р	LT	IR	М	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	commun facilities an area	nity interact or could a of high dep	tion, with Iter the lo orivation	out the cocal sens (IMD). S	developm se of com ite is adj	ent bein nmunity a acent to	within an existing community, encouraging g of a scale that could put pressure on local and place. This site would provide high-quated A657, which would be likely to impact on the ution and noise and visual disturbances.	al services and ality homes within
14 Culture & leisure		+	Р	LT	IR	М	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
.0.04.0	Site has	good acce	ess to cu	Iture and	l leisure o	pportun	ities in the local area along Leeds Road an	d Crag Road.
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a
15 Safe & secure	location	where cur	rently the	ere are n	one, but	could po	uce new potential victims or targets of crim tentially enhance community cohesion and mbat the local risk of crime.	
		++	Р	LT	IR	М	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	
16 Health	the site. opportur and mer	The site w	ould proutdoor ex for the re	vide resi cercise a esidents c	dents wit	h excelle nunity en	earest being Windhill Green Medical centre ent access to a diverse range of semi-natur gagement opportunities, which could impronents. The site is within the target distance	ral habitats with ove both physical

OA Objective	Baseline	Effect on S	SA Object	ive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
Education	Site is 150m north of Christ Church Primary Academy. The nearest secondary school, Titus Salt School, is or 2.2km north west of the site putting it outside the target range.							It School, is over
40		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
18 Employment	opportur	•	oy, with t	he site b			a broad range of high quality and diverse meast of Shipley town centre and less that	
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy		ng the dem	-				I have a minor beneficial impact on the locand enhancing the pool of potential employ	<del>-</del>

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/017 – Lower Holme Mill, Otley Road	0.22	PDL used for car parking	Brownfield	8 dwellings (based on 35dph)	Discounted

# Summary of assessment for SH/017:

The site could deliver a major positive effect for residents on the health SA Objective as a result of being within the target distances for all necessary health facilities.

A major adverse effect arises for the climate change resilience SA Objective due to the site falling entirely within FZ2 and FZ3. Additionally, 60% of the site is at medium or high risk of surface water flooding; given the relatively small size of the site, these areas would be difficult to avoid.

Minor positive effects were predicted for most socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and employment areas. However, access to both primary and secondary schools is somewhat limited due to the distances. The site is vacant PDL, so residential development here could be an efficient use of land and provide opportunities to deliver biodiversity net gains. New development could ensure that the site has a more positive influence on the local townscape character, though the site is within the buffer zone for the Saltaire WHS which may require consideration as part of any planning application. The site is approximately 30m north of the River Aire, which could be impacted by the construction and occupation of the site.

OA Objective	Baseline	Effect on	SA Object	tive	IR H HO5, HO6, HO7, TR2  3a – 3f  5 'Urban'. Site does not coincide with an MSA.			
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		+	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f
Buildings	Site is P	DL. ALC C	rade at	the site i	s 'Urban	'. Site do	pes not coincide with an MSA.	•
4 Climate			Р	LT	IR	M		4a – 4e
change resilience	water flo	The site falls entirely within FZ2 and FZ3. Approximately 60° water flooding with some additional areas at low risk which water flooding with some additional areas at low risk which was mall size.		•				
5 Water		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							oximately 30m north of the River Aire at its minor increase in water consumption.	closest point.
6		+	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity & geodiversity	developr	ment here	would be	e unlikely	to resul	t in any	ted biodiversity value in its current condition discernible effects on a biodiversity designate the site such as through the introduction of	ation and would be
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a

	Baseline	Effect on S	SA Object	tive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
7 Landscape & townscape	National condition develope local tow the new	Parks or An, could poment at the Inscape character development	AONBs. otentially e site wo naracter, ent is of	The site be detra uld be a such as a high q	is a PDL acting fro n opporto by incor uality de	plot than the loguinity to exporating sign (as	scernible effect on any landscape designation is primarily in use for car parking and which call townscape character. It is considered to ensure that this location has a more positive if GI elements of high visual amenity value or required by various Local Plan policies). The relopment.	h, in its current be likely that new influence on the r by ensuring that				
		-	Р	LT	R	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b				
8 Cultural heritage	The site the pote	falls withir	n the buf Iverse ef	fer zone fects as	for the S a result	Saltaire V of develo	discernible effect on a Listed Building or Co VHS. The WHS is approximately 1km west oppment at the site may be limited, but this mathematics.	of the site and so				
O Air quality		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
9 Air quality	homes v		xpected	to result	in a min	or increa	n an AQMA or CAZ. The construction and o ase in air pollution in relation to existing leve	•				
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
10 Transport	at Shiple		Station.	-	-	-	I nt services. The nearest railway station is 7: r pedestrians, but somewhat limited for cycli					
11 Housing		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
			-				ds satisfying Bradford's housing needs, dependently with the Local Plan policies.	ending on the				
12 Accessible services		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a				
361 11063	Key serv	ices and a	amenities	s are loc	ated with	nin 600m	of the site along Otley Road in both direction	ons.				
		+/-	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
13 Social cohesion	interaction		t the dev	elopmer	nt being o	of a scale	community, encouraging participation and co e that may put pressure on local services an	-				
		Site is within 70m of A6038, which could potentially impact on the quality of life of new residents here as a result of exposure to air pollution and noise and visual disturbances.										
		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				

	Baseline	Effect on	SA Object	tive							
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
14 Culture & leisure		Residents at the site would have excellent access to a diverse range of culture and leisure opportunities including pubs, restaurants, places of worship and outdoor leisure spaces in accessible locations in the centre of Shipley.									
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	location out. How	where the ever, new	re are cu	irrently noment co	o reside uld pote	ntial rece ntially en	Id introduce new potential targets and victing eptors, and so an increase in crime at the si hance community cohesion and wellbeing, a local risk of crime.	te cannot be ruled			
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
16 Health	north-ea Resident	st of Shiple ts at the si	ey Hospi te would nd comn	ital. have go nunity er	od acce	ss to a d	ical centre, Windhill Green Medical Centre. iverse range of semi-natural habitats with o	pportunities for			
17		-	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education		-	-			-	Academy, is 900m south-east of the site. The west of the site.	ne nearest			
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment	opportur	Site would provide residents with good access to a broad range of high quality and diverse employment opportunities in the centre of Shipley, including the Shipley Employment Zone which is adjacent to the site, as well as slightly further afield towards the regional city in the south.									
19 Economy	as by inc	+ P LT IR H SP6, SP14, SP16, EC1, EC2, EC3, EC4 19a, 19b  The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.									

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/019 – Carr Lane	1.25	PDL, Hardstanding and vegetation	50% Mix	51 dwellings	Preferred Option: SH2/H

## Summary of assessment for SH/019:

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

A significant adverse impact has ben identified for land and buildings SA Objective.

Minor adverse effects predicted for most natural environment themed SA Objectives, primarily as a result of the effects associated with development on greenfield. The site is well located to provide residents with good access to jobs, shops, cultural spaces, buses, and schools, with particularly good access to health facilities.

	Baseline	Effect on	SA Objectiv	/e								
SA Objective	trend	Score of Score of Score		Duration Reversibility		Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
			Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3d				
3 Land & Buildings	and ther	efore deve	elopment o	on this area	would be o	considere	area of (>0.4ha) greenfield land withind as an inefficient use of the land resoluting area of the site. The ALC at the	ource. There				
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
resilience		Site is in FZ1. A very small area of the site, relative to the size of the site, is at a low risk of surface water flood risk. It is assumed that this could be avoided through a careful layout of development.										
		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e				
5 Water resources		tion and o					dies within 100m of the site. However rease water consumption at this locat	•				
			Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h				
6 Biodiversity & geodiversity	would re The site consider undertak	duce the stalls withing the station of the station of the state of the	site's biodi n the SSS ne likely ris essary.	iversity valu I Impact Ris ks should b	le and loca sk Zones fo be undertak	I habitat or the Sou en at the	I a Green Infrastructure Corridor, deve connectivity. Ith Pennine Moors SAC/SPA/SSSI. F site level and consultation with Natur cant effects on the South Pennine Mo	urther al England				
		ered and t	hus canno	ot be ruled	out at this s	tage.		_				
		+/-	Р	LT	IR	М	SC1, SC6, EN3, EN4, EN5, DS2, DS3	7a, 7b				

0.00	Baseline	Effect on	SA Objectiv	/e						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
7 Landscape & townscape	space co	ould adver n the alter elopment r	sely alter ation to ch	the local ch aracter wo	aracter. Givuld be mind	ven the re or. Additio	rk. The loss of a large area of greenficesidential development would be adjacently, given there is a large area of distinguishment of the site on the local characent	cent to existing sused PDL land,		
		-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b		
8 Cultural heritage	effects o	n the WH	S are cons	sidered to b	e unlikely,	due to the	S is approximately 1.3km north-west on the presence of exists a culed out at this stage.			
		-	Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e		
9 Air quality	achieve	air quality	objectives	s in relation	to this. The	ere is also	Om east of a CAZ which could make in the construction and occupation of n	air quality		
10 Transport		+	Р	LT	IR	М	SC2, HO9, TR1, TR3, DS4	10a – 10e		
TO Transport				-	-		es. Shipley Railway Station is 1km we nited for cyclists with a limited amount			
		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a		
11 Housing	on the ty	pes and temperature minimum	enures of	the housing f policies H	j is provided O4 and HO	d in line w 5 (10 or r	vards satisfying Bradford's housing newith the Local Plan policies. The develore homes, or an area of more than to reflect local need.	opment would		
12 Accessible		+	Р	LT	IR	М	SC1, SC2, SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2, EC5, HO3, HO12	12a		
services	The site	has good	access to	the range	of services	including	those around 600m away along Leed	s road.		
		+	Р	LT	IR	М	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a		
13 Social cohesion	Development at this site would situate new residents within an existing community, encouraging participation at community interaction, without the development being of a scale that could put pressure on local services and facilities or could alter the local sense of community and place. This site would provide high-quality homes with an area of high deprivation (IMD). Site is within 100m of A657, which could potentially impact on the quality of lof new residents here as a result of exposure to air pollution and noise and visual disturbances.									
14 Culture & leisure		+	Р	LT	IR	М	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a		
	Site has	good acc	ess to cult	ure and leis	sure opporti	unities in	the local area along Leeds Road and	Crag Road.		
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a		

	Baseline	Effect on	SA Objectiv	/e						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
15 Safe & secure	location	New residential development at the site would introduce new potential victims or targets of crime at a vacant location where currently there are none, but could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.								
		++	Р	LT	IR	М	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b		
16 Health	of the sit opportur and mer	e. The site	e would pr utdoor exe for the res	rovide residercise and considerate of the considera	ents with excommunity	xcellent a engagem	being Windhill Green Medical centre, ccess to a diverse range of semi-natuent opportunities, which could improve the site is within the target distance of	ural habitats with e both physical		
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
Education				Christ Chui site putting	-		y. The nearest secondary school, Titut range.	us Salt School, is		
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
18 Employment	Site would provide residents with excellent access to a broad range of high quality and diverse employment opportunities nearby, with the site being less than 1km east of Shipley town centre and less than 200m south of the Shipley Employment Zone.									
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy		ng the den	-				I a minor beneficial impact on the local nancing the pool of potential employe	<u>-</u>		

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/022– Wycliffe Road	1.38	Green open space	Greenfield	44 dwellings	Preferred Option: SH3/H

## Summary of assessment for SH/022:

The site could deliver major positive effects for residents on both the health and education SA Objectives as a result of being within the target distances for all necessary health facilities and centres for primary and secondary education.

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being situated entirely within the CAZ. Development here could potentially make achieving air quality improvement targets within the CAZ more difficult. The site also falls within the Saltaire WHS buffer zone, being just 150m east of the WHS. The development would likely be viewable from some locations within the WHS, potentially having an adverse effect on its setting, and therefore a major adverse effect has been predicted for the culture and leisure SA Objective.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor positive effects were predicted for most socio-economic themed SA Objectives due to the benefits of new residential development for the local economy, as well as the location of the site in relation to transport links, local services and amenities and employment areas.

Minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site.

CA Objective	Baseline	Effect on	SA Object	tive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
			Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3e				
3 Land & Buildings	within th		y and the	erefore c	levelopm	ent on t	nowever there is a large area of (>0.4ha) ghis area would be considered as an ineffic					
4 Climate		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
change resilience	site in re	Site is in FZ1 and has a very limited extent of land at a low risk of surface water flooding. Given the size of the site in relation to the areas, it is expected that it would be avoided through a careful layout of development. However, development could lead to an increase in impermeable surfaces, compared to current levels.										
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e				
resources							100m of a surface waterbody. Developme consumption.	ent at the site				
6			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f				
Biodiversity & geodiversity	biodivers reduce I	Site is predominantly greenfield, containing various GI elements including trees and it is likely to be of some biodiversity value in its current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity.  The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.										
	are angg		P	IT	IR	M	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b				

	Baseline	Effect on	SA Object	tive					
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
7 Landscape & townscape	National that con adverse form, wh	Parks or <i>I</i> tains GI elements the lements of the l	AONBs. ements of local too help to l	However of potent wnscape imit the r	r, reside ially high and lan magnitud	ntial devolusion visual a dscape of de for po	scernible effect on any landscape designati elopment at this site could result in the loss amenity, including trees, and it would therefor character. The site is adjacent to existing re- tential effects, but at this stage a minor adve	of open greenfield ore be likely to sidential built	
8 Cultural heritage	the Cons	servation <i>A</i> elp to scre	Area is a en poten	large nu itial adve	ımber of erse effe	Listed B	SP2, SP10, EN3, EN4, EN5, EN6, DS3  VHS and its conservation area is 150m wes uildings. The site is surrounded by existing y development at the site on the setting of the	built form that nis highly	
						-	ould likely be viewable from some locations out at this stage.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c	
9 Air quality		ment targe					lopment at this location could make achievi pollution associated with the construction		
10 Transport	Saltaire		tation. S	-	-	-	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  nt services. The nearest railway station is 6 edestrians, but somewhat limited for cyclist		
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a	
11 Housing	types an	nd tenures n criteria o	of the ho	ousing is s HO4 ar	provide nd HO5 (	d in line (10 or mo	wards satisfying Bradford's housing needs, with the Local Plan policies. The development ore homes, or an area of more than 0.5ha), to reflect local need.	ent would meet the	
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a	
services		is within 6 re of Shiple		a broad r	ange of	key serv	ices and amenities, such as those along Sa	Itaire Road and in	
13 Social cohesion	interaction		t the dev	elopmer	nt being o	of a scal	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4 ommunity, encouraging participation and coe that may put pressure on local services are	-	
	Site is w	ithin 25m	of the A6	650, whic	ch could	potentia	lly impact on the quality of life of new reside lal disturbances.	nts here as a	

04.01: "	Baseline	Effect on S	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure	culture a	and leisure	opportu	nities ind	cluding p	ubs, rest	esidents would have excellent access to a caurants, places of worship and indoor and e and along Saltaire Road.	
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location new dev	where the	re are cu	ırrently n tentially	one, and enhance	d so an ii commu	Ild introduce new potential targets and victir ncrease in crime at the site cannot be ruled nity cohesion and wellbeing, or increase na	out. However,
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	of Shiple Residen for outdo	ey Hospital ts at the si por exercis	te would e, the ne	have su	ufficient a	access to erts Park	ical centre, Saltaire Medical Centre. The sit o a diverse range of semi-natural habitats w c and Northcliffe Park, each 800m away, whe development.	th opportunities
17	7	++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
Education		rest primai Titus Salt S	-	-		-	hool, is 225m north of the site. The nearest site.	secondary
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
18 Employment	opportur	nities in the	centre	of Shiple	y, includ	ling the S	broad range of high quality and diverse emp Shipley Employment Zone which is 1.27km y in the south.	•
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	as by ind	creasing th sinesses. <i>F</i>	e demar An impro	nd for loo vement	cal goods in the bu	s and se ilt enviro	I ld have a minor beneficial impact on the loc rvices and enhancing the pool of potential enter tould lead to an improved attractiver help tackle local deprivation.	mployees for

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/026 – Glenview Drive,		Open space with	Greenfield, Green		Preferred
Bankfield Road,	6.22	grasses and woodland	Belt	164 dwellings	Option: SH4/H
Nabwood, Shipley		woodiand			

## Summary of assessment for SH/026:

The site could deliver a major positive effect for residents on the education SA Objective as a result of being within the target distance for both primary and secondary education facilities.

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being situated entirely within the CAZ. Development here could potentially make achieving air quality improvement targets within the CAZ more difficult. A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land. Minor positive effects were predicted for most socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, health facilities and employment areas, although residents would likely be required to travel beyond the target distance to access services and amenities.

As a large greenfield and Green Belt site with deciduous woodland priority habitat dominating the eastern portion, development here has been predicted to result in minor adverse effects on most natural environment themed SA Objectives. Two small, unnamed surface waterbodies are adjacent to the site boundary and a number of other small waterbodies are within 100m; the development could pose a risk to water quality.

A Grade II and a Grade II\* Listed Building are within 40m of the site, the settings of which could be adversely affected by the development.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

SA Objective	Baseline	Effect on	SA Object	tive				
or robjective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
0.1 1.0			Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3e
3 Land & 3uildings	Site is greenfield. Site coincides with a coal MSA. ALC Grade at the site is predominantly Grade 3, which include BMV soils; there is a large area of (>0.4ha) greenfield land within the boundary and therefore development on this area would be considered as an inefficient use of the land resource.							
1 Climate		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
change resilience	site in re	lation to th	e areas	it is exp	ected th	at it wou	t a low risk of surface water flooding. Given ld be avoided through a careful layout of de impermeable surfaces, compared to curren	velopment.
		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e
5 Water resources	waterboo	dies are w	ithin 100	m of the	site. De	velopme	ent to the site boundary, and a number of o nt here could pose a risk to water quality. D in water consumption at this location in rela	evelopment at the
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f

	Baseline	Effect on	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
6 Biodiversity & geodiversity	its currel ecologic adjacent here cou impacts The site consider undertak The HRA	nt condition al connect to the site ald adverse on root zo falls within ration of the	n. New of ivity. Decision of the SS e likely ressary.	developm ciduous rn perim t the woo SI Impac risks sho	nent here woodlan eter. Two odland an et Risk Zo uld be un	e could red priority o TPO trand trees, ones for addressed that likely		ce local e site and is development ets such as Further ural England
		-	Р	LT	IR	M	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7 Landscape & townscape	National and Gree (which is characte potential out. This	Parks or A en Belt lands TPO proter. The site I effects, be	AONBs.  ad that concepted, and the adjace  is adjace  at this  at the adjace  at	Howeve ontains (and it wo cent to example a stage a case give	r, resider of eleme ould there kisting re minor actenthe s	ntial devents of poefore be esidential dverse e ite is on	scernible effect on any landscape designation of the loss of the lost of the l	of open greenfield and woodland and landscape gnitude for cannot be ruled
		-	Р	LT	R	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
8 Cultural heritage	'Barn Im adversel	mediately ly alter the	East of I setting	New Clo of these	se Farm sensitive	house'. [ e heritage	New Close Farmhouse' and the Grade II* L Development at this large greenfield site wo e assets. uffer zone.	_
			Р	LT	IR	M	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality		ment targe				-	nent at this location could make achieving aid pollution associated with the construction a	
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	at Saltai		Station.	-	-	-	nt services. The nearest railway station is 2 r pedestrians, but somewhat limited for cycl	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimum	d tenures n criteria o	of the ho	ousing is s HO4 ar	provide nd HO5 (	d in line ( (10 or mo	wards satisfying Bradford's housing needs, with the Local Plan policies. The development ore homes, or an area of more than 0.5ha), to reflect local need.	ent would meet th

	Baseline	Effect on						
2	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
12 Accessible		-	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services		ts would n and amer		-			to the centre of Cottingley to access a broa	ad range of
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	interacti		t the dev	elopmer/	nt being	of a scal	community, encouraging participation and community encouraging encouraging encouraging encouraging encouragi	-
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
eisure	restaura	nts, churcl	hes and	outdoor	leisure s	paces, s	ange of culture and leisure opportunities in such as those in the centres of Cottingley a PRoW network.	
					IR	М	004 000 004 0040 1100 005 000	15a
		+/-	Р	LT	IK	IVI	SP1, SP3, SP4, SP16, H09, DS5, CO2	158
	location new dev	struction a where the	nd occu re are cu could po	pation of urrently notentially	new ho none, and enhance	mes woo d so an i	uld introduce new potential targets and victing nerease in crime at the site cannot be ruled inity cohesion and wellbeing, or increase in	ims of crime at a dout. However,
15 Safe & secure	location new dev	struction a where the relopment	nd occu re are cu could po	pation of urrently notentially	new ho none, and enhance	mes woo d so an i	lld introduce new potential targets and vict ncrease in crime at the site cannot be ruled	ims of crime at a dout. However,
secure	location new dev and so o	struction a where the relopment could help +	nd occu re are co could po to comb	pation of urrently notentially at the loc	i new ho none, and enhance cal risk o	mes wood so an it is community for crime.	ld introduce new potential targets and victincrease in crime at the site cannot be ruled unity cohesion and wellbeing, or increase n	ims of crime at a d out. However, atural surveillance
secure	Site is 1 site is 2. Residen outdoor	struction a where the relopment could help  + .5km east 6km north	nd occure are could pote to comb  P  of the ne of a ger  ite would comind coming occurs are consistent as a consistent are consistent ar	pation of urrently notentially at the local LT  Earest maneral hose munity er	inew ho none, and enhance cal risk o  IR edical ce pital, Bra pod acce	mes wood so an ite communifications.  H  entre, Coadford R  ess to a communifications.	uld introduce new potential targets and victing nerease in crime at the site cannot be ruled unity cohesion and wellbeing, or increase number of SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, C01, C02, C03, DS1, DS5	ims of crime at a d out. However, atural surveillance
16 Health	Site is 1 site is 2. Residen outdoor	struction a where the relopment could help  + .5km east 6km north ts at the si exercise a	nd occure are could pote to comb  P  of the ne of a ger  ite would comind coming occurs are consistent as a consistent are consistent ar	pation of urrently notentially at the local LT  Earest maneral hose munity er	inew ho none, and enhance cal risk o  IR edical ce pital, Bra pod acce	mes wood so an ite communifications.  H  entre, Coadford R  ess to a communifications.	lld introduce new potential targets and victincrease in crime at the site cannot be ruled inity cohesion and wellbeing, or increase n  SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, C01, C02, C03, DS1, DS5  Ittingley Surgery, putting it outside the target oyal Infirmary	ims of crime at a d out. However, atural surveillance
secure	Site is 1 site is 2. Residen outdoor resident  The neadependi	struction a where the relopment could help  .5km east 6km north ts at the si exercise a s of the de	p of the new of a gerevelopment ocation	pation of urrently notentially at the local LT LT earest meneral hose displaying the local LT	inew honone, and enhance cal risk of the like of the l	mes wood so an ite community of crime.  Hentre, Coadford Ress to a cent, which	uld introduce new potential targets and victincrease in crime at the site cannot be ruled inity cohesion and wellbeing, or increase numbers of SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, C01, C02, C03, DS1, DS5  Ittingley Surgery, putting it outside the target oyal Infirmary  diverse range of semi-natural habitats with the could improve both physical and mental	ims of crime at a d out. However, atural surveillance 16a, 16b  It distance. The opportunities for health for the 17a, 17b  est of the site,
decure	Site is 1 site is 2. Residen outdoor resident  The neadependi	struction a where the relopment could help	p of the new of a gerevelopment ocation	pation of urrently notentially at the local LT LT earest meneral hose displaying the local LT	inew honone, and enhance cal risk of the like of the l	mes wood so an ite community of crime.  Hentre, Coadford Ress to a cent, which	uld introduce new potential targets and victincrease in crime at the site cannot be ruled unity cohesion and wellbeing, or increase numbers of SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, C01, C02, C03, DS1, DS5  Ittingley Surgery, putting it outside the target oyal Infirmary  diverse range of semi-natural habitats with h could improve both physical and mental  SP6, SP14, SP16, EC3, DS5, C02  ary School, is between 350m and 800m wells.	ims of crime at a d out. However, atural surveillance  16a, 16b  16a, 16b  et distance. The opportunities for health for the  17a, 17b  est of the site,
secure 16 Health	Site is 1 site is 2. Resident outdoor resident  The neadependinorth-ween	struction a where the relopment could help  + .5km east 6km north ts at the si exercise a s of the de  ++ rest prima ng on the l est of the s  + uld provide nities in the	of the ne of a ger velopme  P  ry school ocation ite.  P  residen e centre	pation of urrently notentially at the local LT LT earest moneral hose thave go munity erent.  LT L	IR  edical ce spital, Bra  ood acce gley Villa e site. Ti	mes word so an i e communification.  H  entre, Contact adford R  ess to a contact, which is to a ding the ding the communities.	uld introduce new potential targets and victincrease in crime at the site cannot be ruled inity cohesion and wellbeing, or increase numbers of the site cannot be ruled inity cohesion and wellbeing, or increase numbers of the site cannot be ruled inity cohesion and wellbeing, or increase numbers of the site cannot be ruled in the site ca	ims of crime at a d out. However, atural surveillance 16a, 16b  16a, 16b  at distance. The opportunities for health for the 17a, 17b  ast of the site, ademy, is 560m  18a, 18b  ployment

OA Obia aliana	Baseline	Effect on	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
	as by inc						d have a minor beneficial impact on the locatives and enhancing the pool of potential en	•

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/027 – Bingley Road, Nabwood	5.31	Agricultural	Greenfield, Green Belt	185 dwellings (based on 35dph)	Preferred Option: SH5/H

### Summary of assessment for SH/027:

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being situated largely within the CAZ. Development here could potentially make achieving air quality improvement targets within the CAZ more difficult. Minor positive effects were predicted for most socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links and health and education facilities, although residents may need to travel beyond the target distance to access services and amenities. A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

Minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site containing trees. The site is approximately 45m south of the River Aire at its closest point, and this may be impacted by the construction and occupation of this site.

The site falls within the buffer zone for the Saltaire WHS, which may require consideration as part of any planning application. The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

	Baseline	Effect on	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a – 3e
3 Land & Buildings	area of (	>0.4ha) gı	eenfield	land with	hin the b	oundary	which could potentially include BMV soils; t and therefore development on this area wo ides with a sandstone MSA.	-
		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
4 Climate change resilience	risk of su flooding.	urface wate Given the developm	er floodir size of	ng. Site h the site i	nas a ver n relatior	y limited n to the a	with land in FZ2. Site has a very limited extent of land at a low and medium risk of areas, it is expected that it would be avoided lead to an increase in impermeable surfac	surface water I through a careful
5 Water resources							SP9, EN1, EN2, EN7, EN9 oximately 45m south of the River Aire at its minor increase in water consumption.	5a – 5e closest point.
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f

SA Objective	Baseline	Effect on S	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
6 Biodiversity & geodiversity	its currer ecologicalso sevi increase The site consider undertak The HRA	nt condition al connect eral areas d recreation falls within ation of the cen if nece	n. New of ivity. Two of decidents on all disturbed in the SS e likely rissary.  g process	developm o areas o uous wo urbances SI Impac isks shoo	nent here of Ancier odland v s as a res t Risk Zo uld be ur	e could rent Woodl vithin 300 sult of recones for adertaked	-	ce local site. There are ald be exposed to  Further ral England
		1	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7 Landscape & townscape	National that cont therefore residenti	Parks or Acains GI elected be likely all built for all bui	AONBs. ements of to advers m, which	However of potent sely alter would h	r, resider ially high r the loca nelp to lir	ntial deve n visual a al townso mit the m	scernible effect on any landscape designation and celopment at this site could result in the loss of the menity, including trees and open space, and cape and landscape character. The site is accompanitude for potential effects, but at this state e cannot be ruled out.	of open greenfield d it would dijacent to existing
		-	Р	LT	R	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
8 Cultural heritage	The site so the po	falls withir otential for	the buff adverse	fer zone e effects	for the S as a res	Saltaire V ult of dev	discernible effect on a Listed Building or Co VHS. The WHS is approximately 1.1km east relopment at the site may be limited, but this tion at the site – particularly as the site is op	of the site and may require
			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality		ment targe					opment at this location could make achievin pollution associated with the construction a	
10 Transport		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
. o . i a . i o po i i				-	-	-	nt services. The nearest railway station is 1. r pedestrians and cyclists.	66km north-east
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimum	d tenures n criteria of	of the ho f policies	ousing is HO4 ar	provided nd HO5 (	d in line v 10 or mo	wards satisfying Bradford's housing needs, owith the Local Plan policies. The developme ore homes, or an area of more than 0.5ha), to reflect local need.	nt would meet the
12 Accessible		-	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
services		ts would n					I the centre of Shipley or 1.2km south-west in amenities.	to the centre of

	Baseline	Effect on	SA Objec	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		+/-	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	interaction could alt	on, without er the loca	t the deval sense the A650	elopmer of comm 0, which	nt being on nunity an would be	of a scaled place.	community, encouraging participation and content that may put pressure on local services and impact on the quality of life of new resider bances.	nd facilities or
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure	restaura	nts, places	s of wors	ship and	outdoor	leisure s	ange of culture and leisure opportunities in paces, such as those in the centres of Cott countryside and PRoW network.	
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a
15 Safe & secure	location new dev	where the	re are cu could po	urrently nate	one, and enhance	d so an i commu	ald introduce new potential targets and victing necesser in crime at the site cannot be ruled inity cohesion and wellbeing, or increase national state of the sta	out. However,
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	The site Residen outdoor	is 3.4km r ts at the si	north of a te would nd comr	a general I have go nunity er	I hospita ood acce	l, Bradfo	re, Cottingley Surgery, putting it outside the rd Royal Infirmary  diverse range of semi-natural habitats with the could improve both physical and mental h	opportunities for
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
Education							ary School, is 1.2km south-west of the site.  40m south-west of the site.	The nearest
		+/-	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
18 Employment	opportur site, as v	nities in the well as slig	e centre htly furth	of Shiple ner afield	ey, includ I towards	ling the l s the reg	Droad range of high quality and diverse emplored range of high quality and diverse employment Zone which is 1.6km rational city in the south-east. It is uncertain the ment opportunities in agriculture in the loca	north-west of the ne extent to which
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	as by ind	creasing th	ie demai However	nd for lo	cal goods	s and se	Id have a minor beneficial impact on the loc rvices and enhancing the pool of potential of to which the loss of agricultural land could	employees for

Sites assessments - North Bradford Urban Area

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/028 – Bankfield Farm, Nabwood	1.57	Agricultural field with small area of existing buildings in the middle of the site.	Predominantly greenfield, Green Belt	54 dwellings (based on 35dph)	Preferred Option: SH6/H

#### Summary of assessment for SH/028:

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being partially situated within the CAZ. Development here could potentially make achieving air quality improvement targets within the CAZ more difficult. A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land. Minor positive effects were predicted for most socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links and health and education facilities, although residents may need to travel beyond the target distance to access services and amenities.

Minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield and Green Belt land which contains trees and adjoins an area of deciduous woodland priority habitat. At its closest point, the site is approximately 15m south of the River Aire which may be impacted upon

by the construction and occupation of this site.

The site falls within the buffer zone for the Saltaire WHS, which may require consideration as part of any planning application. The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

SA Objective	Baseline	Effect on S	SA Object	tive				
, , , , , , , , , , , , , , , , , , , ,	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a – 3e
3 Land & Buildings	structure there is a	es or const a large are	ruction near of (>0.	naterials .4ha) gre	. ALC Greenfield I	rade at th and with	vithin the site could present opportunities for the site is Grade 3, which could potentially in the boundary and therefore development the resource. Site coincides with a sandstone	nclude BMV soils, it on this area
4 Climate change		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, EN7	4a – 4e
resilience		-				-	rith land in FZ2. Site is not at risk of surfactimpermeable surfaces, compared to current	-
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							oximately 15m south of the River Aire at it minor increase in water consumption.	s closest point.
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f

	Baseline	Effect on	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
6 Biodiversity & geodiversity	its currel ecologic There ar as well a exposed The site consider undertak The HRA	nt conditional connect re several as two areas I to increas I falls withing ration of the cen if nece	n. New of ivity. The other are as of And sed recreation the SS; e likely ressary.	development site's we have as of decient Work eational controllers. SI Impactisks should be seen as has id	nent here vestern p voiduous odland w disturban et Risk Zo uld be ur entified t	e could re- perimeter woodlan vithin 300 aces as a pnes for adertaken	luding trees and it is likely to be of some bio educe biodiversity value at the site and reduct adjoins an area of deciduous woodland prior adjoins an area of deciduous woodland prior in proximity to the site (although not within one east of the site. These areas of woodland result of development at the site. The South Pennine Moors SAC/SPA/SSSI. If in at the site level and consultation with Natury significant effects on the South Pennine Mage.	ce local prity habitat. In the site itself), It could be Further Iral England
7 Landscape & townscape	Develop National and Gre- therefore residenti	ment at th Parks or a en Belt lar e be likely ial built for	P AONBs. ad that co to advers	LT on would However ontains Consely alter on would h	IR not resu r, resider Gl elemen r the loca nelp to lir	M It in a dis ntial deve nts of po al townso	SP2, EN1, EN3, EN5, EN6, DS2, DS3 scernible effect on any landscape designation elopment at this site could result in the loss of tentially high visual amenity, including trees cape and landscape character. The site is accompanied agnitude for potential effects, but at this stage cannot be ruled out.	of open greenfield , and it would djacent to existing
8 Cultural heritage	The site so the po	falls withir otential for	the buf adverse	fer zone e effects	for the S as a resi	Saltaire V ult of dev	SP2, SP10, EN3, EN4, EN5, EN6, DS3  discernible effect on a Listed Building or Co VHS. The WHS is approximately 1.3km east velopment at the site may be limited, but this tion at the site – particularly as the site is op	of the site and may require
9 Air quality	•	ment targe					SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 elopment at this location could make achieving pollution associated with the construction as	
10 Transport				-	-	-	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  nt services. The nearest railway station is 1. r pedestrians and cyclists.	10a – 10d 75km north-east
11 Housing	types an minimum	nd tenures n criteria o	of the ho f policies	ousing is HO4 ar	provided nd HO5 (	d in line v 10 or mo	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10  wards satisfying Bradford's housing needs, with the Local Plan policies. The developme ore homes, or an area of more than 0.5ha), to reflect local need.	nt would meet the
		-	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a

	Baseline	Effect on	SA Objec	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
12 Accessible services		ts would n by to acces					to the centre of Cottingley or 1.3km east to amenities.	wards the centre
		+/-	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	interaction could alt	on, withou er the loca	t the deval sense the A650	relopmer of comm 0, which	nt being on nunity and would be	of a scaled place.	ommunity, encouraging participation and one that may put pressure on local services and one that may put pressure on local services are impact on the quality of life of new reside pances.	nd facilities or
I 4 Culture &	'	+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
eisure	restaura	nts, places	s of worh	sip and	outdoor	leisure s	ange of culture and leisure opportunities in paces, such as those in the centres of Cot countryside and PRoW network.	• •
							T	1
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location out. How	struction a where the vever, new	nd occu re are cu develor	pation of urrently noment co	new hor no reside ould pote	mes wou ntial recontially er	SP1, SP3, SP4, SP16, HO9, DS5, CO2  Ild introduce new potential targets and vict eptors, and so an increase in crime at the shance community cohesion and wellbeing e local risk of crime.	ms of crime at a site cannot be rule
	location out. How	struction a where the vever, new	nd occu re are cu develor	pation of urrently noment co	new hor no reside ould pote	mes wou ntial recontially er	lld introduce new potential targets and vict eptors, and so an increase in crime at the shance community cohesion and wellbeing	ms of crime at a site cannot be rule
secure	Site is 1. The site Residen outdoor	struction a where the vever, new surveillance  +  2km north is 3.4km r	nd occurre are curdevelope, and so	pation of urrently noment coop could he LT  the near a general I have gomunity er	inew horeone in new h	mes wou ntial recontially er ombat the H cal cent I, Bradfo	lld introduce new potential targets and victive ptors, and so an increase in crime at the subhance community cohesion and wellbeing to local risk of crime.  SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9,	ms of crime at a site cannot be rule, or increase  16a, 16b e target distance.
16 Health	Site is 1. The site Residen outdoor	struction a where the vever, new surveillance   2km north is 3.4km r  ts at the si exercise a	nd occurre are curdevelope, and so	pation of urrently noment coop could he LT  the near a general I have gomunity er	inew horeone in new h	mes wou ntial recontially er ombat the H cal cent I, Bradfo	lld introduce new potential targets and victive ptors, and so an increase in crime at the subhance community cohesion and wellbeing e local risk of crime.  SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, C01, C02, C03, DS1, DS5  Te, Cottingley Surgery, putting it outside the rid Royal Infirmary	ms of crime at a site cannot be rule, or increase  16a, 16b e target distance.
16 Health	Site is 1. The site Resident outdoor residents	struction a where the vever, new surveillance  + 2km north is 3.4km r ts at the si exercise a s of the de  + rest prima	nd occupre are cup develope, and some terms of a terms	pation of urrently noment coop could he be	inew hore no reside ould pote nelp to control IR  rest medial hospital pod accernagagement	mes wountial recontially erombat the cal cent l, Bradfo ss to a cent, whice	Ild introduce new potential targets and victive ptors, and so an increase in crime at the subhance community cohesion and wellbeing the local risk of crime.  SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, C01, C02, C03, DS1, DS5  Te, Cottingley Surgery, putting it outside the rid Royal Infirmary  liverse range of semi-natural habitats with the could improve both physical and mental	ms of crime at a site cannot be rule, or increase  16a, 16b  e target distance.  opportunities for health for the
6 Health	Site is 1. The site Resident outdoor residents	struction a where the vever, new surveillance  + 2km north is 3.4km r ts at the si exercise a s of the de  + rest prima	nd occupre are cup develope, and some terms of a terms	pation of urrently noment coop could he be	inew hore no reside ould pote nelp to control IR  rest medial hospital pod accernagagement	mes wountial recontially erombat the cal cent l, Bradfo ss to a cent, whice	Ild introduce new potential targets and victive prors, and so an increase in crime at the subhance community cohesion and wellbeing to local risk of crime.  SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, C01, C02, C03, DS1, DS5  Te, Cottingley Surgery, putting it outside the rd Royal Infirmary  Iliverse range of semi-natural habitats with the could improve both physical and mental  SP6, SP14, SP16, EC3, DS5, C02  ary School, is 1.1km south-west of the site	ms of crime at a site cannot be rule, or increase  16a, 16b  e target distance.  opportunities for health for the
secure	Site is 1. The site Resident outdoor residents  The nea seconda  Site wou opportur site, as well as the site outdoor secondary opportur site, as well as the site outdoor secondary opportur site, as well as the site outdoor opporture site, as well as the site outdoor opportune site, as well as the site of site outdoor opportune site, as well as the site outdoor opportune site, as well as the site outdoor opportune site outdoor opportun	struction a where the vever, new surveillance  +  2km north is 3.4km r  ts at the si exercise a s of the de  + rest prima ry school,  +/- uld provide nities in the well as slig	nd occulre are cure are cure are cure developee, and so te would not common velopmee.  Pry school Dixons (President elements)	pation of urrently noment coop could he be could he could he be co	IR  Test media I hospital  Toda accee  Tod	mes wou ntial reco ntially er ombat the H ical cent I, Bradfo ss to a cent, whice L ge Prima my, is 63 H ess to a I ling the I s the reg	Ild introduce new potential targets and victive ptors, and so an increase in crime at the subhance community cohesion and wellbeing e local risk of crime.  SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, C01, C02, C03, DS1, DS5  Te, Cottingley Surgery, putting it outside the rid Royal Infirmary  Silverse range of semi-natural habitats with the could improve both physical and mental SP6, SP14, SP16, EC3, DS5, C02  ary School, is 1.1km south-west of the site 30m south of the site.	ms of crime at a site cannot be rule, or increase  16a, 16b  16a, 16b  e target distance.  opportunities for health for the  17a, 17b  The nearest  18a, 18b  ployment north-west of the ne extent to which

OA Objective	Baseline	Effect on	SA Object	tive							
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
	as by ind	construction and occupation of new homes could have a minor beneficial impact on the local economy, such increasing the demand for local goods and services and enhancing the pool of potential employees for businesses. However, it is uncertain the extent to which the loss of agricultural land could impact on local ultural economy.									

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/042 – Queens		PDL, car park and			Preferred
Road/Ferncliffe Road -	0.93	vegetation	50% Mix	63 dwellings	Option: SH7/H
Saltaire					

#### Summary of assessment for SH/042:

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being within the CAZ. A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land. The site is 40m south of the Saltaire WHS and Conservation Area. Development at the site would be unlikely to be viewable from the WHS due to the presence of existing built form screening the site, but this would require careful consideration as part of any planning application. Given the site's current condition, there is the potential for improvements to its visual amenity value, as well as improvements to the local townscape character.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects have been predicted for most natural environment themed SA Objectives, primarily as a result of the effects associated with development on greenfield. The site is well located to provide residents here with good access to jobs, shops, buses, and cultural spaces, with particularly good access to schools and health facilities.

CA Objective	Baseline	Effect on	SA Object	ive									
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
3 Land &			Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3e					
Buildings	Site is w	Site is within a sandstone MSA. Site is a small PDL site with urban grade ALC soils. It is likely that at least 0.4ha											
	of the sit	of the site is greenfield, making development an inefficient use of land.											
4 Climate change		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
resilience		Site is in FZ1. A limited portion of the site is at a high and medium risk of surface water flooding. It is not certain if this could be entirely avoided through a careful layout of development.											
5 Water		-	Р	LT	IR	Н	SP9, EN1, EN2, EN7, EN9	5a – 5e					
resources	Site is not within a GSPZ. There are no water bodies within 100m of the site boundary. The construction and occupation of homes would be likely to increase water consumption at this location in relation to existing levels.												
			Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h					
6 Biodiversity	reduce le	Due to a loss of greenfield land, residential development here could reduce the site's biodiversity value and could reduce local habitat connectivity.											
&				-			he South Pennine Moors SAC/SPA/SSSI. I						
geodiversity		ation of thee	-	isks snou	iia be un	dertaken	at the site level and consultation with Natu	irai ⊨ngiand					
			•	e hae ide	entified th	nat likely	significant effects on the South Pennine M	oors SPA/SAC					
		ered and t	• .			-	•	00.0 01 / 00/10					
	33	+	Р	LT	IR	M	SC1, SC6, EN3, EN4, EN5, DS2, DS3	7a, 7b					

OA Objective	Baseline	Effect on S	SA Object	ive										
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)						
7 Landscape & townscape	local res	Development would not impact on an AONB or National Park. There may be a reduction of visual amenity for local residents due to the loss of greenfield land; but given the residential development would be surrounded by existing built form and the current site is heavily littered, the alteration to character would be likely positive.												
		-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b						
8 Cultural heritage	Listed B be adjace developed the opposition consider the setting	Site is 40m south of the Saltaire World Heritage Site and the Saltaire Conservation Area. A range of Grade II Listed Buildings, within the Saltaire Conservation Area, are in proximity to the site. Development at SH/042 would be adjacent to existing similar built form, and there is built form in between the site and the WHS. The development at the site may therefore not be viewable from the WHS or Conservation Area. There may also be the opportunity to improve the visual amenity value of the site, given its current condition. However, careful consideration would be required as part of any planning application for the potential impacts of development on the setting of the sensitive heritage assets and historic areas just north of the site. Given the significant value and importance of the Saltaire WHS, a minor adverse effect cannot be entirely ruled out at this stage.												
			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e						
9 Air quality	would be	Development would not have a discernible impact on an AQMA. The construction and occupation of new homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements. The site is also situated within a CAZ, reduction of air quality in this area will negatively affect the achievement of air quality targets.												
		++	Р	LT	IR	М	SC2, HO9, TR1, TR3, DS4	10a – 10e						
10 Transport	Site is within 120m of multiple bus stops with frequent services. The nearest railway station is 1.3km east at Shipley Railway Station. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.													
		+	Р	LT	IR	М	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a						
11 Housing	on the ty meet the	pes and te minimum	enures of criteria	the house of policie	sing is pr s HO4 ar	rovided ir nd HO5 (	I ion towards satisfying Bradford's housing n n line with the Local Plan policies. The deve (10 or more homes, or an area of more that nouses to reflect local need.	elopment would						
12 Accessible		+	Р	LT	IR	М	SC1, SC2, SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2, EC5, HO3, HO12	12a						
services	The site	has good	access t	o the ran	ge of ser	vices ald	ong Bingley Road 100m north of the site.	1						
		+	Р	LT	IR	М	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a						
13 Social cohesion	encoura pressure of A650,	Development at the site would situate new residents with high quality housing within an existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place. Site is within 100m of A650, which could potentially impact on the quality of life of new residents here as a result exposure to air pollution and noise and visual disturbances.												

SA Objective	Baseline	Effect on S	SA Object	tive									
	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
14 Culture & leisure		+	Р	LT	IR	M	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a					
	Site has good access to culture and leisure opportunities in the local area, including the local places of worship, public houses and cafes along Bingley Road 100m north of the site.												
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a					
15 Safe & secure	location	New residential development at the site would introduce new potential victims or targets of crime at a vacant location where currently there are none, but could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.											
		++	Р	LT	IR	М	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b					
16 Health	The site has good access to a GP surgery, the nearest being Saltaire Medical Practice 216m east of the site. The site would provide residents with excellent access to a diverse range of semi-natural habitats with opportunities for outdoor exercise and community engagement opportunities, which could improve both physical and mental health for the residents of these developments. The site is within the target distance of a hospital, with Shipley Hospital 540m east.												
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b					
Education	Site is 300m south east of Saltaire Primary School and 1km south of Titus Salt School.												
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b					
Employment		ces at the 6km east.	site will l	have goo	d access	s to emp	oyment in Shipley town centre and the Ship	pley Employment					
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b					
19 Economy		ng the dem					I d have a minor beneficial impact on the loca and enhancing the pool of potential employ	•					

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/045 – The Old School		PDL, including			<u>Preferred</u>
Building - Wrose Brow	0.21	existing buildings	Brownfield	10 dwellings	Option: SH8/H
Road					<u>3П0/П</u>

### Summary of assessment for SH/045:

The site could deliver a major positive effect for residents on the health SA Objective as a result of being within the target distances for all necessary health facilities.

Minor positive effects were predicted for nearly all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, education facilities and employment areas.

As a PDL site containing a building, there are opportunities here for achieving biodiversity net gains and improving the local townscape character, depending on the how the development is designed and implemented.

The site falls within the buffer zone for the Saltaire WHS. Although the WHS is 1.4km north-east and potential for adverse effects as a result of development here is limited, this may still require consideration as part of any planning application.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

		Effect on	SA Object	ive									
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
3 Land &		+/-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3e					
Buildings		Site is PDL. ALC Grade at the site is 'Urban'. Site coincides with a sandstone MSA. Site would be an efficient use of the land resource subject to the potential effects on the MSA.											
4 Climate		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
change resilience	Site is in FZ1 and has a very limited extent of land at a low risk of surface water flooding. Given the size of the site in relation to the areas, it is expected that it would be avoided through a careful layout of development. However, development could lead to an increase in impermeable surfaces, compared to current levels												
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e					
resources							100m of a surface waterbody. Developme consumption.	nt at the site					
6			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f					
Biodiversity &		Site is PDL containing buildings. It is considered likely that it is of limited biodiversity value in its current condition.  New development here would be a good opportunity to deliver biodiversity net gains at the site such as through											
geodiversity	the intro	duction of	GI elements	ents. ss has id	entified t	hat likely	y significant effects on the South Pennine M	· ·					
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a					

		Effect on	SA Objec	tive				Mitigation code(s)				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies					
7 Landscape & townscape	National scope fo develope local tow the new	Parks or A or new devenent at the Anscape of developm	AONBs. elopmen e site wo naracter, ent is of	The site at to adve all be a such as a high q	is PDL a ersely alt n opport by incoluality de	and conta ter the lo- unity to e rporating sign (as	scernible effect on any landscape designations an existing building. There may thereforcal character. It is considered to be likely the ensure that this location has a more positive GI elements of high visual amenity value or required by various Local Plan policies). The elopment.	re be limited at new influence on the royer that				
8 Cultural heritage	The site and so the careful c	P LT R M SP2, SP10, EN3, EN4, EN5, EN6, DS3 8a, 8b  Development at the site would be unlikely to have a discernible effect on a Listed Building or Conservation Area. The site falls within the buffer zone for the Saltaire WHS. The WHS is approximately 1.4km north-west of the site and so the potential for adverse effects as a result of development at the site may be limited, but this may require careful consideration as part of any planning application at the site. The site is PDL and new development may be an opportunity to enhance the local character.										
9 Air quality	homes v		xpected	to result	in a min	or increa	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  n an AQMA or CAZ. The construction and case in air pollution in relation to existing level	•				
10 Transport				-	-	-	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  Int services. The nearest railway station is 7					
		of cycle pa		LT	IR	H	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
11 Housing	The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.											
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a				
services	The site	is within 6	00m of I	key servi	ces and	amenitie	s in both directions along Leeds Road.	•				
13 Social cohesion	interaction could alt	on, withou er the loca	t the dev al sense	elopmer of comm	nt being on nunity an	of a scale d place.	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4  ommunity, encouraging participation and coe that may put pressure on local services are	nd facilities or				
		ithin 100m e to air pol			-	-	impact on the quality of life of new residents pances.	s here as a result				

		Effect on	SA Object	tive				Mitigation code(s)					
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies						
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a					
leisure		Residents at the site would have good access to a range of culture and leisure opportunities including pubs, restaurants, places of worship and outdoor leisure spaces, including those along Leeds Road and in the centre o Shipley.											
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a					
15 Safe & secure	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently no residential receptors, and so an increase in crime at the site cannot be rout. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.												
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b					
16 Health	east of S Resident countrys	Shipley Hoots ts at the si ide with op	spital. te would oportunit	l have su	ufficient a	access to xercise a	ical centre, Windhill Green Medical Centre.  o a diverse range of semi-natural habitats in and community engagement, which could im evelopment.	the local					
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b					
Education		The nearest primary school, Christ Church CE Primary School, is 320m south-east of the site. The nearest secondary school, Titus Salt School, is 2.25km north-west of the site.											
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b					
18 Employment	opportur	nities in the	centre	of Shiple	y, includ	ling the S	oroad range of high quality and diverse emp Shipley Employment Zone which is 160m no y in the south.	-					
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b					
19 Economy	as by inc	creasing th sinesses. <i>A</i>	e demai An impro	nd for loo	cal good: in the bu	s and se ilt envirc	I dhave a minor beneficial impact on the locativities and enhancing the pool of potential enhancing the pool of potential enhanced to an improved attractiver help tackle local deprivation.	mployees for					

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/048 – New Close Road, Nabwood	4.12	Green and open space including an area of woodland and one very small area of hardstanding	Greenfield, Green Belt	144 dwellings (based on 35dph)	Discounted

#### Summary of assessment for SH/048:

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being situated entirely within the CAZ. Development here could potentially make achieving air quality improvement targets within the CAZ more difficult. A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

Minor positive effects were predicted for a range of socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to health and education facilities and employment areas. However, the site's access to transport links is somewhat limited, and residents may find they need to travel beyond the target distance for services and amenities.

The site is greenfield and Green Belt with areas of deciduous woodland priority habitat, and therefore minor adverse effects have been predicted for a range of natural environment themed SA Objectives.

The site is viewable from a Grade II\* and a Grade II Listing Building nearby, and development here could adversely alter the setting of these heritage assets. It should also be noted that the Saltaire WHS buffer zone adjoins the north-eastern perimeter.

OA Objective	Baseline	Effect on S	SA Object	tive									
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
3 Land & Buildings	Site is greenfield. ALC Grades at the site are Grade 3, which could include BMV soils, and 'Urban'; there is a large area of (>0.4ha) greenfield land within the boundary and therefore development on this area would be considered as an inefficient use of the land resource. Site coincides with coal and sandstone MSAs.												
4 Climate		-	Р	LT	IR	M	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
change resilience	water flo boundar careful la	Site is in FZ1 and has a very limited extent of land, along the western perimeter, that is at high risk of surface water flooding. Additionally, there are a few very limited areas of low surface water flood risk within the Site's boundary. Given the size of the site in relation to the areas, it is expected that it would be avoided through a careful layout of development. However, development could lead to an increase in impermeable surfaces, compared to current levels.											
		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e					
5 Water resources	Two small, unnamed surface waterbodies are adjacent to the site boundary and a number of other small waterbodies are within 100m of the site. Development here could pose a risk to water quality. Development at the site would be expected to result in a minor increase in water consumption at this location in relation to existing levels.												
		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f					

	Baseline	Effect on	SA Objec	tive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
6 Biodiversity & geodiversity	Site is greenfield containing various GI elements including trees and it is likely to be of some biodiversity value in its current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity. There are two areas of deciduous woodland priority habitat in the site, in the north-eastern and south-western corners, and new development could adversely affect this woodland such as through direct losses or trees or impacts on root zones. TPO trees adjoin the site's southern perimeter and could also be indirectly affected such as through impacts on root zones.  The site falls within the SSSI Impact Risk Zones for the South Pennine Moors SAC/SPA/SSSI. Further consideration of the likely risks should be undertaken at the site level and consultation with Natural England undertaken if necessary.											
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b				
7 Landscape & townscape	Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. However, residential development at this site could result in the loss of open greenfield and Green Belt land that contains GI elements of potentially high visual amenity, including trees and woodland (some of which is TPO), and it would therefore be likely to adversely alter the local townscape and landscape character. The site is adjacent to existing residential built form, which would help to limit the magnitude for potential effects, but at this stage a minor adverse effect on the local landscape and townscape cannot be ruled out.											
		-	Р	LT	R	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b				
8 Cultural heritage	Grade II	Listed Bui wable fron	Iding 'Ne	ew Close	Farmho	ouse'. De	g 'Barn Immediately East of New Close Far evelopment of this large open greenfield site The Saltaire WHS buffer zone adjoins the si	, which appears				
			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
9 Air quality	Site is entirely situated within a CAZ. New development at this location could make achieving air quality improvement targets increasingly difficult due to the pollution associated with the construction and occupation of new homes.											
		-	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
10 Transport	from the closest bus stop. The nearest rail opears to be accessible via walking and cycl signated cycle paths in the local area, could	ing, although the										
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
11 Housing	types an minimun	d tenures n criteria o	of the ho	ousing is s HO4 ar	provide nd HO5 (	d in line (10 or mo	wards satisfying Bradford's housing needs, with the Local Plan policies. The developme ore homes, or an area of more than 0.5ha), to reflect local need.	nt would meet the				

	Baseline	Effect on	SA Objec	tive					
SA Objective	trend	Score of effect	<u> </u>		Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
12 Accessible		-	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a	
services							wards the centre of Shipley or 1.2km west i amenities.	nto the centre of	
	+/- P LT IR H SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4							13a	
13 Social cohesion	interaction could alt	on, withou ter the loca impact on	t the deval sense	elopmer of comm	nt being nunity an	of a scal id place.	community, encouraging participation and one that may put pressure on local services and However, the site is within 30m of the A65 as a result of exposure to air pollution and	nd facilities or 0, which would be	
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a	
eisure	restaura	nts, places	s of wors	ship and	outdoor	leisure s	ange of culture and leisure opportunities in paces, such as those in the centres of Cott countryside and PRoW network.	• • • • • • • • • • • • • • • • • • • •	
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a	
15 Safe & secure	The construction and occupation of new homes would introduce new potential targets and value location where there are currently none, and so an increase in crime at the site cannot be runew development could potentially enhance community cohesion and wellbeing, or increase and so could help to combat the local risk of crime.								
		/оч.чо.р							
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b	
l 6 Health	Site is 1.	+ .3km east	of the ne	earest m	edical ce	entre, Co		·	
16 Health	Site is 1. site is 3k	+ .3km east km north o	of the not a gene te would not comi	earest me ral hospi d have go munity er	edical ce tal, Brac	entre, Co	CO1, CO2, CO3, DS1, DS5  Ittingley Surgery, putting it outside the target	et distance. The	
	Site is 1. site is 3k	+ .3km east km north o ts at the si exercise a	of the not a gene te would not comi	earest me ral hospi d have go munity er	edical ce tal, Brac	entre, Co	CO1, CO2, CO3, DS1, DS5  Ittingley Surgery, putting it outside the targe val Infirmary  diverse range of semi-natural habitats with	et distance. The	
17	Site is 1. site is 3k Residen outdoor residents	+ .3km east km north o ts at the si exercise a s of the de	of the not far gene te would not comi velopme	earest me ral hospi I have go munity erent.  LT	edical ce tal, Brac ood acce ngageme	entre, Codford Royess to a dent, whice	CO1, CO2, CO3, DS1, DS5  Ittingley Surgery, putting it outside the targe val Infirmary  diverse range of semi-natural habitats with the could improve both physical and mental I	opportunities for nealth for the	
7	Site is 1. site is 3k Residen outdoor residents	+ .3km east km north o ts at the si exercise a s of the de	of the not far gene te would not comi velopme	earest me ral hospi I have go munity erent.  LT	edical ce tal, Brac ood acce ngageme	entre, Codford Royess to a dent, whice	CO1, CO2, CO3, DS1, DS5  Ittingley Surgery, putting it outside the targe val Infirmary  Diverse range of semi-natural habitats with a could improve both physical and mental I SP6, SP14, SP16, EC3, DS5, CO2  ary School, is 950m south-west of the site.	opportunities for nealth for the	
16 Health 17 Education 18 Employment	Site is 1. site is 3k Residen outdoor residents  The nea seconda  Site wou opportur	+ .3km east cm north of ts at the side exercise as of the defendence of the defenden	of the not a gene te would not comi velopme.  P ry school Dixons  P residen	earest meral hospid have gonunity erent.  LT  ol, Cottingle  LT  ts with goof Shiple	edical ce tal, Brace pod acce ngagement  IR  gley Villa y Acade  IR  pood acce y, include	entre, Codford Royess to a dent, which the learning the l	CO1, CO2, CO3, DS1, DS5  Ittingley Surgery, putting it outside the targe val Infirmary  diverse range of semi-natural habitats with the could improve both physical and mental I SP6, SP14, SP16, EC3, DS5, CO2  ary School, is 950m south-west of the site.	proportunities for nealth for the 17a, 17b  The nearest 18a, 18b  ployment	

OA Objective	Baseline	Effect on S	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
	as by inc						d have a minor beneficial impact on the locarvices and enhancing the pool of potential en	• .

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/052 – Shipley Tax Office, Shipley	4.73	Shipley Tax Office, including existing buildings and car parking	Brownfield	266 dwellings	Preferred Option: SH9/H

#### Summary of assessment for SH/052:

The site could deliver major positive effects for residents on both the health and education SA Objectives as a result of being within the target distances for all necessary health facilities and centres for primary and secondary education.

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being entirely situated within the CAZ. Development here could potentially make achieving air quality improvement targets within the CAZ more difficult. An additional major adverse effect arises for the climate change resilience SA Objective due to the site falling almost entirely within FZ2 and partially within FZ3a. Some limited areas are at medium to high risk of surface water flooding, and it is unclear if this land could be entirely avoided by careful layout due to the dispersion of the flood risk.

The site falls within the Saltaire WHS buffer zone with the western corner coinciding with the WHS. The southern perimeter of the site adjoins the Saltaire and Leeds Liverpool Canal Conservation Areas, and three Grade II Listed Buildings are adjacent. Given the highly sensitive nature of the WHS and the uncertainty around how the development would be implemented, a major adverse effect was also predicted for the cultural heritage SA Objective.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor positive effects were predicted for most socio-economic themed SA Objectives due to the benefits of new residential development for the local economy, as well as the location of the site in relation to transport links and local services. As a PDL site, it is considered likely that new development would provide an opportunity to further enhance the biodiversity of the site, though it is unclear how it may affect the local townscape character as the site currently houses Shipley Tax Office, a prominent building in the local townscape.

The site is located between the Leeds and Liverpool Canal and the River Aire, meaning careful consideration around protecting water quality would be required.

CA Objective	Baseline	Effect on	SA Object	tive						
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
3 Land &		+	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f		
Buildings	Site is PDL. ALC Grade at the site is 'Urban'. Site does not coincide with an MSA. Existing buildings within the site may present opportunities for reusing structures or construction materials.									
			Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e		
4 Climate change resilience	surface vare are are could be	water flood s of low ar	ding with nd mediu voided th	some lir um risk o nrough a	nited are f surface careful l	eas whicle water flayout of	within FZ3a. Approximately 30% of the site of are at medium to high risk of surface water ooding within the site's boundary, and it is underlopment given the number of dwelling	er flooding. There unclear if this land		
		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e		
5 Water resources	water qu	ality. Site	is not wi	thin a GS	SPZ. Dev	velopme:	nal and the River Aire. Development here cont at the site would be expected to result in cisting levels.	•		

	Baseline	Effect on S	SA Object	tive									
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f					
6 Biodiversity & geodiversity	Site is PDL but does have some areas of grasses and trees. It is considered to be likely that new development here, which would incorporate GI elements, would be an opportunity to further enhance the biodiversity value of the site.  The site falls within a SSSI Impact Risk Zone for the South Pennine Moors SPA/SAC/SSSI. Further consideration of the likely risks should be undertaken at the site level and consultation with Natural England undertaken if necessary.  The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.												
		+/- P LT IR M SP2, EN1, EN3, EN5, EN6, DS2, DS3 7a, 7b											
7 Landscape & townscape	townsca the site's may be a GI element depende	This PDL site is in existing use by the Shipley Tax Office, which is a large building that is prominent in the local townscape. It is unclear the extent to which existing structures at the site would be reused or replaced but given the site's existing use there may be somewhat limited scope for altering the local townscape. New development may be an opportunity to better ensure the site has a positive influence on the local townscape, by incorporating GI elements and high quality design (as required by various Local Plan policies), although this is somewhat dependent on implementation. The site currently has areas of open space and trees and the loss of this could adversely affect the local character. Overall, it is considered that both positive and adverse effects may be likely.											
	southern	perimetei	of the s	ite adjoi	ns the Sa	altaire ar	SP2, SP10, EN3, EN4, EN5, EN6, DS3  he western corner of the site coincides with ad Leeds Liverpool Canal Conservation Area						
8 Cultural heritage	The site be incorp be an op Howeve	is PDL curporated into portunity for that is dependently that is dependently in the constitute of the	rrently in o new do or enhar epending	use for evelopm ncing the g on impl	Shipley ent here charactemental	Tax Office. It is received and solution of de	n perimeter of the site.  e. At this stage it is uncertain how the exist ognised that through high-quality developm etting of the nearby historic areas and heritavelopment and there is uncertainty behind the falls within its boundaries, an adverse effective.	ent, there could age assets. his. Given the					
9 Air quality	Site is entirely situated within a CAZ, therefore development at this location could make achieving air quality improvement targets increasingly difficult, due to the pollution associated with the construction and occupation of												
	new homes.												
10 Transport	Saltaire		ation. S	•	•		nt services. The nearest railway station is 7 edestrians, but somewhat limited for cyclists						
11 Housing		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a					

OA Objective	Baseline	Effect on	SA Objec	tive								
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
	types an minimun	nd tenures n criteria o	of the he	ousing is s HO4 ar	provide nd HO5	ed in line (10 or m	wards satisfying Bradford's housing needs with the Local Plan policies. The developm ore homes, or an area of more than 0.5ha) to reflect local need.	ent would meet th				
2 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a				
ervices	The site centre	is within 6	00m of a	a broad ı	range of	key serv	rices and amenities, including those situate	d in Shipley town				
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
3 Social cohesion	interaction	Site would situate new residents within an existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.										
4 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
eisure	culture a		opportu	inities ind	cluding p	oubs, res	residents would have excellent access to a taurants, places of worship and indoor and altaire.	-				
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
I5 Safe & secure	location out. How	where the vever, new	re are co develop	urrently roment co	no reside ould pote	ential rec entially e	uld introduce new potential targets and victi eptors, and so an increase in crime at the s nhance community cohesion and wellbeing e local risk of crime.	site cannot be rule				
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
16 Health	The site is fairly large, and the vast majority of residents would be within 800m of the nearest medical centre, Shipley Medical Practice. The site is 700m north-east of Shipley Hospital.  Residents at the site would have access to a diverse range of semi-natural habitats with opportunities for outdoor exercise, such as at nearby Roberts Park, which could improve both physical and mental health for the residents of the development.											
7		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
7 Education		rest prima Titus Salt S					Lehool, is 500m south of the site. The nearest site.	st secondary				
		+/-	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
18 Employment	opportur well as s	nities in the slightly furt	e centre her afiel	of Shiple d toward	ey, includes the re	ding the gional cit	broad range of high quality and diverse em Shipley Employment Zone which is 1.18km y in the south-east. It is uncertain the exter opportunities at this location.	east of the site, a				

OA Objective	Baseline	Effect on	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	as by inc	creasing th sinesses. <i>I</i>	ie demar An impro	nd for loo vement i	Id have a minor beneficial impact on the local rvices and enhancing the pool of potential enter and lead to an improved attractiventhelp tackle local deprivation.	mployees for		

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/058 (CR/020) - Dockfield Road		Existing	PDL mix of		Preferred Option:
North/ Dockfield Road South	1.23	hardstanding and trees	brownfield and greenfield	50 dwellings	<u>SH10/H</u>

### Summary of assessment for SH/058:

A significant adverse effect arises for the climate change resilience SA Objective due to the presence of a band of land in the active flood zone FZ3b covering 90% of the site. More detailed flood risk assessments would likely be required for the site and careful consideration given to the layout of the development.

The site could deliver major positive effects for residents on both the transport and health SA Objectives as a result of being within the target distances for all necessary bus stops and railway stations and health centres.

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being within the CAZ. A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

		Effect on	SA Objectiv	/e							
SA Objective	Baseline trend	Score of effect	Permar to page		Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
3 Land &		+	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f			
Buildings	Site is PDL an MSA.	_ with sma	all area cov	ered in vege	tation. ALC G	rade at the	e site is 'Urban'. Site does no	coincide with			
4 Climate		P LT IR M SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7 4a – 4e									
change resilience	The Site falls almost entirely within FZ3b. Approximately 50% of the site is at high risk from river or sea flooding and approximately 50% is at medium risk of river or sea flooding. However, development could lead to an increase in impermeable surfaces, compared to current levels.										
		- P LT IR M SP9, EN1, EN2, EN7, EN9 5a – 5e									
5 Water resources Site is located adjacent to the River Aire. Development here could pose a risk to water quality. Site is not a GSPZ. Development at the site would be expected to result in a minor increase in water consumption a location in relation to existing levels.								ite is not within mption at this			
	P LT IR H SP10, SP11, EN1, EN2, EN3, 6a – 6f										
6 Biodiversity & geodiversity	current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity.  The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.										
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b			
7 Landscape & townscape	National Pathat containadversely would help	arks or A0 ns GI eler alter the lo to limit th	ONBs. How ments of po ocal towns ne magnitu	vever, new de otentially high cape and land	evelopment at visual ameni dscape chara al effects, but	t this site c ity, includin cter. The s	on any landscape designatio ould result in the loss of soming trees, and it would therefor ite is adjacent to existing builge a minor adverse effect on	e green space re be likely to t form, which			
		-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b			
8 Cultural heritage	Development at the site would be unlikely to have a discernible effect on a Listed Building. The site lies 800m east of the Saltaire WHS. The potential for adverse effects as a result of development at the site may be limited, but this may require careful consideration as part of any planning application at the site. Leeds Liverpool Canal Conservation area is directly adjacent to the site, along Dockfield Road. New development at this site would be likely to alter the setting of these sensitive heritage assets to some extent.										
9 Air quality	quality P LT IR H SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 9a - 9c					9a – 9c					

		Effect on	SA Objectiv	/e				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
	_				-		QMA. A small south west se	
							w business premises would be	
	result in a businesses			-	elation to exis	sting levels	due to pollution associated w	vith these
10 Transport		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
TO Transport							uding those along Otley Road	
	Tallway Sta	+	P	LT	IR	H H	ood access for pedestrians at SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	The site co	ould make	a minor n	l ositive contrib	L oution towards	l s satisfying	Bradford's housing needs (7	1 62 new
	dwellings), The develo	, dependir opment w	ng on the ty ould meet	ypes and tenu the minimum	ures of the ho criteria of pol	using is pro icies HO4 a	ovided in line with the Local F and HO5 (10 or more homes, ordable houses to reflect loca	Plan policies. , or an area of
12 Accessible	more than	+	P	LT	IR	H	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services							amenities in highly accessib	le locations,
	including ti			Otley Road			SP2, SP6, SP9, DS1, DS5,	40
13 Social		+	Р	LT	IR	Н	CO1, CO2, HO4	13a
cohesion	interaction	, without t	he develop		of a scale that		uraging participation and con ressure on local services and	
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
eisure							and leisure opportunities inclu Green 600m north.	uding
		+	Р	LT	IR	L	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a
15 Safe & secure	location when the surveilland vacant PD	here there opment co ce, and so L site with	are current ould potent could help high-qual	ntly none, and tially enhance to combat the ity and secure	d so an increa community on the local risk of the developmer	ase in crime cohesion ar f crime. The nt, and pote	w potential targets and victims at the site cannot be ruled on wellbeing, or increase nature new development would repentially improve pride in the londerelict which could exacers	ut. However, ural ourpose a ocal area. If the
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	within 800 would have	m in Shipl e good ac / engagen	ey. The sit	e is 1km awa diverse range	y from the ne of semi-natu	arest hospi ral habitats	al Centre. There are also sev ital (Shipley Hospital). Reside with opportunities for outdoo and mental health for the res	ents at the site or exercise and
47.51	,	+	Р	LT	IR	Н	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
17 Education				/ycliffe CE Pri 800m south		n west of th	ne site. The nearest secondar	ry school,
18		+	P	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
Employment							igh quality and diverse emplo east of the site.	pyment
9 Economy		+	P	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
			·	1	1	ı		1

		Effect on	SA Objectiv	/e				
SA Objective	Baseline trend	Score effect E		Duration Reversibility		Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
	such as by for local bu	increasir usinesses	ng the dem . An impro	and for local over	goods and se built environr	rvices and ment could	beneficial impact on the local enhancing the pool of potent lead to an improved attractiv e local deprivation.	ial employees

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/066 (CR/041) - Docklane	0.15	Existing hardstanding and trees	PDL mix of brownfield and greenfield	15 dwellings	Preferred Option: SH18/H

# Summary of assessment for SH/066:

The site could deliver major positive effects for residents on both the transport and health SA Objectives as a result of being within the target distances for all necessary bus stops and railway stations and health centres.

Minor positive effects were predicted for a range of socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and education facilities.

No significant adverse effects predicted for the site.

		Effect on	SA Objectiv	/e								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
3 Land &		+	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f				
Buildings	Site is PDL an MSA.	Site is PDL with small areas covered in vegetation. ALC Grade at the site is 'Urban'. Site does not coincide with an MSA.										
4 Climate		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, EN7	4a – 4e				
change resilience	levels. Are proximity to	as directly o the Rive	/ surroundi er Aire. Giv	ing the site ar	e at medium f the site in re	and high ris	npermeable surfaces, compa sk of surface water flooding, e areas, it is expected that it	due to its close				
		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e				
5 Water resources		SPZ. Deve	elopment a	it the site wou			I pose a risk to water quality. in a minor increase in water					
		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f				
6 Biodiversity & geodiversity	affected su to be of so	uch as thro me biodiv	ough impac ersity valu	cts on root zo	nes. Site con at condition. N	tains some	two within 30m) and could a GI elements including trees pment here could reduce bio	and it is likely				
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b				
7 Landscape & townscape	Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. However, new development at this site could result in the loss of some GI elements of potentially high visual amenity, including trees, and it would therefore be likely to adversely alter the local townscape and landscape character. The site is adjacent to existing built form, which would help to limit the magnitude for potential effects, but at this stage a minor adverse effect on the local landscape and townscape cannot be ruled out.											
		-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b				
8 Cultural heritage	east of the but this ma Conservati	Saltaire \ ay require ion area is	WHS. The careful cons 60m sout	potential for a nsideration as th of the site,	adverse effects s part of any p	ts as a resu planning ap eld Road. N	ct on a Listed Building. The sult of development at the site oplication at the site. Leeds Lew development at this site.	may be limited, iverpool Canal				

		Effect on	SA Objectiv	ve								
SA Objective	Baseline trend	Score of effect	Permanence	Permanence Duration		Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
9 Air quality	occupation	relopment would be unlikely to have a discernible impact on an AQMA or CAZ. The construction and upation of new business premises would be expected to result in a minor increase in air pollution in relation xisting levels due to pollution associated with these businesses and transport movements.										
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
10 Transport							uding those along Otley Road bood access for pedestrians a					
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
1 Housing	dwellings). The devel	, dependir opment wo	ng on the ty ould meet	ypes and tenu the minimum	res of the ho criteria of pol	using is pro icies HO4 a	Bradford's housing needs (7 ovided in line with the Local F and HO5 (10 or more homes ordable houses to reflect local	Plan policies. , or an area of				
10. 4 :  -  -		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a				
2 Accessible services		hose withi					enities in highly accessible lo somewhat restricted to the n					
3 Social		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
cohesion	interaction	, without t	he develop		of a scale that		uraging participation and cor ressure on local services and					
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
eisure				ve good acce door leisure s			and leisure opportunities inclu I Play Area.	uding				
		+	Р	LT	IR	L	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a				
15 Safe & secure	an increas community of crime. T and poten	e in crime cohesior he new detially impro	at the site and wellb evelopmer ove pride in	e cannot be ru being, or incre nt would repur	led out. Howe ase natural s pose a vacar a. If the site v	ever, new ourveillance on the PDL site were to not	w potential targets and victimally development could potentially , and so could help to comba with high-quality and secure to be allocated and redeveloped.	enhance t the local risk development,				
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
6 Health	within 800 site would	m in Shipl have goo unity enga	ey. The sit d access t	te is 1.3km aw o a diverse ra	vay from the r	nearest hos natural hab	al Centre. There are also sevential (Shipley Hospital). Resi itats with opportunities for ousical and mental health for the	dents at the tdoor exercise				
7 Education		+	Р	LT	IR	Н	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
i Luucalion				/ycliffe CE Pri 700m south		m west of t	he site. The nearest seconda	ry school,				
<del></del>		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2,	18a, 18b				
8							EC3, EC4	· ·				
8 Employment		provide r	l esidents w	l vith good acce	l ess to a broad	l range of h	igh quality and diverse emplostern perimeter.  SP6, SP14, SP16, EC1, EC2,	· ·				

		Effect on	SA Objectiv	re				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
	such as by	/ increasinusinesses.	g the dem An improv	and for local vement in the	goods and se built environ	rvices and ment could	beneficial impact on the local enhancing the pool of potent lead to an improved attractiv e local deprivation.	ial employees

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/067 (CR/047) – Land between Leeds		PDL with	5	00 1 11:	Preferred
Road and Dock Lane	0.71	buildings	Brownfield	60 dwellings	Option: SH19/H

### Summary of assessment for SH/067:

The site could deliver major positive effects for residents on both the transport and health SA Objectives as a result of being within the target distances for all necessary bus stops and railway stations and health centres.

Minor positive effects were predicted for a range of socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and education facilities.

The site is PDL containing existing buildings, so new development here would provide opportunities for achieving biodiversity net gains and enhancing the local townscape character, depending on the design and implementation of the development.

		Effect on	SA Objectiv	/e							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
3 Land & Buildings	impacts or likely to be commence	+/- P LT IR H H05, H06, H07, TR2 3a – 3f  Site is PDL. Site is brownfield and would constitute as an efficient use of land, depending on the potential impacts on the coal MSA with which it coincides. 75% of SH/067 is on a landfill site and therefore there are likely to be issues with soil contamination which would need to be remediated before development could commence. It is unknown if the existing buildings on-site could be re-used but the re-use of materials would improve the resource-efficiency of any development.									
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
resilience	Site is in F	Z1 not at	risk of surf	ace water floo	oding. IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e			
5 Water resources	increase in	water co within the	nsumption site could	at this location potentially be	on in relation	to existing	site would be expected to res levels. As a former landfill sit buld pose a threat to human	e, the water			
			Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f			
6 Biodiversity & geodiversity	Site is PDL containing buildings. It is considered likely that it is of limited biodiversity value in its current condition. New development here would be a good opportunity to deliver biodiversity net gains at the site such										
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b			
7 Landscape & townscape	National P to ensure t incorporati	arks or A0 hat this lo ng GI eler sign (as re	t new deve on the loca by ensurin	on any landscape designation any landscape designation elopment at the site would be all townscape character, such g that the new development omewhat dependent on the designation.	an opportunity as by is of a high						
			Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5,	8a. 8b			

		Effect on	SA Objectiv	ve				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
8 Cultural heritage	effects as part of any	a result of planning	f developm application	nent at the When the the the site. 5	HS site may b 50% of the sit	e limited, b e is within l	the Saltaire WHS. The poter ut this may require careful co Leeds Liverpool Canal Conso ese sensitive heritage assets	onsideration as ervation area.
		-	Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	occupation	n of new b	usiness pr	emises would	be expected	l to result ir	AQMA or CAZ. The construct a a minor increase in air pollu and transport movements.	
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport		eds Road.	The near				uding two bus stops directly an ipley Railway Station. Site h	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	dwellings), The develo	, dependir opment w	ng on the ty ould meet	ypes and tenu the minimum	res of the ho criteria of pol	using is prolicies HO4	Bradford's housing needs (7 ovided in line with the Local Feand HO5 (10 or more homes ordable houses to reflect local feand HO5 (10 or more homes ordable houses to reflect local feather).	Plan policies. , or an area of
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services	Site would including the				ange of servic	es and am	enities in highly accessible lo	ocations,
13 Social		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
cohesion	interaction	, without t	he develop		of a scale that		uraging participation and cor ressure on local services and	
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure							and leisure opportunities incl I Recreation Grounds.	uding
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	an increas	e in crime	at the site	cannot be ru	led out. How	ever, new c	v potential targets and victim levelopment could potentially , and so could help to comba	enhance
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	400m in Sl have good	hipley. Th l access to / engagen	e site is 1k o a diverse	m away from range of sen	the nearest h ni-natural hab	nospital (Sh oitats with o	al Centre. There are also sev lipley Hospital). Residents at pportunities for outdoor exer and mental health for the res	the site would cise and
17 Education	2 3 5 7 7 7	+	Р	LT	IR	Н	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
17 Education							ool, is 600m south west of the	e site. The
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b

		Effect on	SA Objectiv	/e						
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
18							igh quality and diverse emplo	yment		
Employment	opportuniti	es. Shiple	y Employr	nent Zone is a	adjacent to th	e Site's no	rthern perimeter.			
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.									

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/063 (CR/031) -Buildings along	0.40	PDL, vacant	Danieli		Preferred Option:
Briggate	0.13	with buildings	Brownfield		SH15/H

### Summary of assessment for SH/063:

The site could deliver major positive effects for residents on both the transport and health SA Objectives as a result of being within the target distances for all necessary bus stops and railway stations and health centres.

Minor positive effects were predicted for a range of socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and education facilities.

The site is PDL containing existing buildings, so new development here would provide opportunities for achieving biodiversity net gains and enhancing the local townscape character, depending on the design and implementation of the development. A major adverse effect has been predicted for air quality as the site lies within a CAZ and therefore would make achieving air quality improvement targets more difficult.

		Effect on	SA Objectiv	/e								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
		+/-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f				
3 Land & Buildings	impacts or	Site is PDL. Site is brownfield and would constitute as an efficient use of land, depending on the potential impacts on the coal MSA with which it coincides. It is unknown if the existing buildings on-site could be re-used but the re-use of materials would improve the resource-efficiency of any development.										
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
resilience	Site is in F	Z1 not at	risk of surf	ace water flo	oding.							
		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e				
5 Water resources	quality. Sit	e is not w	ithin a GSI		ent at the site	e would be	elopment here could pose a ri expected to result in a minor					
			Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f				
6 Biodiversity & geodiversity	condition. as through The HRA	New deventhe the introduction of the introduction of the introduction of the interest of the i	elopment he duction of ( process h	ere would be 3I elements.	a good oppoi	tunity to de	mited biodiversity value in its eliver biodiversity net gains a ects on the South Pennine Mo	t the site such				
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b				
7 Landscape & townscape	National P to ensure to incorporati	arks or A0 that this lo ing GI eler sign (as re	ONBs. It is cation has ments of high	considered to a more positing igh visual amovarious Local	o be likely tha ive influence enity value or	t new deve on the loca by ensurir	on any landscape designation any landscape designation elopment at the site would be all townscape character, suching that the new development on the comewhat dependent on th	an opportunity as by is of a high				
		-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b				
8 Cultural heritage	Site lies 800m east of the Saltaire WHS. The potential for adverse effects as a result of development at the WHS site may be limited, but this may require careful consideration as part of any planning application at the site. Site is directly adjacent to the Leeds Liverpool Canal Conservation Area. New development at this site would be likely to alter the setting of these sensitive heritage assets to some extent.											
9 Air quality			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				

		Effect on	SA Objectiv	ve				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
	would be e	expected to the contract the co	o result in nes and tra	a minor incre	ase in air poll nents. The si	lution in rela	e construction and occupation ation to existing levels due to in CAZ and therefore would n	pollution
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport		ggate Roa	ad. The ne	arest railway s			uding two bus stops directly a Shipley Railway Station. Site	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	dwellings) The devel	, dependir opment w	ng on the ty ould meet	ypes and tenu the minimum	res of the ho criteria of pol	ousing is pro licies HO4 a	Bradford's housing needs (7 ovided in line with the Local Frand HO5 (10 or more homes ordable houses to reflect local	Plan policies. , or an area of
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
services							amenities in highly accessibentre 150m south.	le locations,
13 Social		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
cohesion	interaction	, without t	he develop		of a scale that		uraging participation and cor ressure on local services and	
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
eisure							and leisure opportunities incl Recreation Grounds and Cr	
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	an increas	se in crime	at the site	cannot be ru	led out. How	ever, new d	v potential targets and victim levelopment could potentially , and so could help to comba	enhance
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	other GP's Residents	within 80 at the site cercise an	0m in Ship would had commun	oley. The site ve good acce ity engageme	is 780m awa ss to a divers	y from the r se range of	ey Health Centre. There are nearest hospital (Shipley Hos semi-natural habitats with op mprove both physical and mo	pital). portunities for
17 Education		+	Р	LT	IR	Н	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
17 Education							hool and Wycliffe CE Primar E Academy, is 900m south o	
8		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
Employment				ith good acce ment Zone is			igh quality and diverse emplo	oyment
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	such as by for local by	y increasir usinesses	ng the dem . An impro	and for local good to the comment in the	goods and se built environ	ervices and ment could	beneficial impact on the loca enhancing the pool of potent lead to an improved attractive local deprivation.	ial employees

Sites assessments - North Bradford Urban Area

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/059 (CR/023) – Land around Crag	4.00	Open/greenspace	0 (1)	00 1 111	Preferred
Road Flats	1.23	between existing dwellings	Greenfield	30 dwellings	Option: SH11/H

# Summary of assessment for SH/059 (CR/023):

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

The site could deliver major positive effects for residents on the transport SA Objectives as a result of being within the target distances for all necessary bus stops and railway stations.

Minor adverse effects have been predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site.

		Effect on	SA Objec	tive								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
3 Land &			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e				
Buildings	There is a large area of (>0.4ha) greenfield land within the boundary and therefore development on this area would be considered as an inefficient use of the land resource. Site coincides with a coal MSA.											
4 Climate		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
change resilience	areas could	d be avoid	ed throu		I layout of	developme						
5 Water	Cito dooo r	-	P	LT CSD7 Sito	IR	M not of Brodfe	SP9, EN1, EN2, EN7, EN9  ord Beck surface waterbody. Deve	5a – 5e				
resources				n a minor in				nopment at the				
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9 e is deciduous woodland priority h	6a – 6f				
6 Biodiversity & geodiversity	contains va condition. I woodland, disturbance The HRA S	arious GI e New devel such as th es. New de Screening	elements opment irough in evelopm process s canno	s including tr at the site compacts on re- nent here co- has identified t be ruled or	rees and is ould poter pot zones, uld also reed that like ut at this s	s likely to be ntially adver losses of fu duce local ely significal tage.	abitat 80m west of the site. Wood of some biodiversity value in its casely affect the TPO woodland and unctionally linked land or increases ecological connectivity.  Interfects on the South Pennine Modern Control of the South Pennine Control	eurrent I priority s in recreational oors SPA/SAC				
7 Landscape & townscape	National Pareas control protected), existing but to be likely positive infivalue or by	arks or AC aining GI e and it wo ilt form wh that new e luence on ensuring	NBs. Helements uld there ich surr develop the locathat the	owever, resis of potential of potential of potential of potential the siment at the sall townscape new develo	dential de lly high vis ly to adver ite would h site would e characte pment is c	velopment a sual amenity sely alter the nelp to limit be an oppo r, such as b of a high-qu	SP2, EN1, EN3, EN5, EN6, DS2, DS3 effect on any landscape designation at this site could result in the loss of the local townscape and landscape the potential magnitude of effects. Ortunity to ensure that this location by incorporating GI elements of high ality design (as required by various ementation of development.	in, including of adjacent which are TPO character. The It is considered has a more h visual amenity				
		-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a				
8 Cultural heritage	Canal Con adverse ef	servation a fect on the	Area is 2 setting	200m north	of the site.	Developme	e effect on any listed building. Lee ent at this site could potentially res te is located in the Saltaire World I	ult in an				

		Effect on	SA Objec	tive								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e				
9 Air quality	Development would not have a discernible impact on an AQMA or CAZ. The construction and occupation of new homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements.											
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
10 Transport	railway sta	tion is 170	m west	at Shipley R	Railway Sta	ation. The s	along Crag Road and Owlet Road. ite has good access for pedestriar of cycle paths.					
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
11 Housing	the types a meet the m	nd tenure ninimum c	s of the riteria of	housing is p policies HO	rovided in 4 and HO	line with th 5 (10 or mo	sfying Bradford's housing needs, on e Local Plan policies. The develop where homes, or an area of more than to reflect local need.	ment would				
40 Aible		+	Р	LT	IR	М	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a				
12 Accessible services		ties. The s					oad which offers a broad range of town centre which also offers a ra					
13 Social		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
cohesion	interaction,	without th	ne devel	ents within a opment beir of commun	ng of a sca	le that may	, encouraging participation and co put pressure on local services an	mmunity d facilities				
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
leisure							Ilture and leisure opportunities incl /indhill Recreation Grounds.	luding				
		+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a				
15 Safe & secure	location wh	nere there opment co	are curr uld pote	ently none,	and so an nce comm	increase in unity cohes	ce new potential targets and victim crime at the site cannot be ruled of sion and wellbeing, or increase nat	out. However,				
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
16 Health	nearest ho	spital (Shi oitats with	pley Hos	spital). Resid	dents at the	e site would cise and co	Medical Centre. The site is 1km and have good access to a diverse rammunity engagement, both of white development.	ange of semi-				
17 Education				LT High Crags chool, is 1.7			SP6, SP14, SP16, EC3, DS5, CO2 Om south of the site. The nearest	17a, 17b secondary				
18	3011001, 1016	+	P	LT	IR	H H	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
Employment				with good a			ge of high quality and diverse emples the site.	oyment				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	such as by for local bu	increasingsinesses.	g the de An impr	mand for loo ovement in	cal goods the built e	and service nvironment	minor beneficial impact on the loca s and enhancing the pool of poten could lead to an improved attraction tackle local deprivation.	tial employees				

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/060 (CR/024A) – Crag Road	5.02	Existing open space	Greenfield	78 dwellings	Preferred Option: SH12/H

# Summary of assessment for SH/060 (CR/024A):

Minor positive effects were predicted for nearly all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, health facilities and employment areas.

As a large greenfield site containing various GI elements including TPO woodland, wetland and grassland habitats and deciduous woodland priority habitat, the development has been predicted to result in major or minor adverse effects on most natural environment themed SA Objectives. A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being adjacent to the CAZ. This could potentially make achieving air quality improvement targets within the CAZ more difficult.

		Effect on	SA Objec	ctive								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
3 Land &	P LT IR H SP4, SP9, HO2, TR5 3a, 3b, 3c, 3d, 3e											
Buildings	There is a large area of (>0.4ha) greenfield land within the boundary and therefore development on this area would be considered as an inefficient use of the land resource. Site coincides with a coal MSA.											
	Would bo c		P	LT	IR	M	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
1 Climate change esilience	surroundin avoided th	g Bradford rough a ca of the floo	l Beck a reful lay d risk. H	it a high risk out of deve	of surface lopment gi	e water flood iven the nur	I 60% is in FZ1. Site has an exten ding. It is unclear if this land could mber of dwellings being considere lead to an increase in impermeat	be entirely d and the				
5 Water	Site does	 not coincid	P e with a	LT GSPZ. Brad	IR dford Beck	M c is within th	SP9, EN1, EN2, EN7, EN9 ne site boundary. Development he	5a – 5e ere could pose a				
resources							result in a minor increase in water SP10, SP11, EN1, EN2, EN3, EN7,					
6 Biodiversity & geodiversity	in its curre be affected priority hat site bound Woodland its current priority wo- recreations	nt conditiond by development of the condition. The condition of the condit	n. An ar opment of d in the ntains was New de ch as the nces. No	ea of TPO vat the site sinorthern ex arious GI elevelopment a rough impacew development	voodland I uch as thro tent of the ements inc at the site o	ies within the bugh impactive. There cluding tree could potent zones, loss	EN9 es and it is likely to be of some bide site's eastern perimeter, which its on risk zones. There is deciduded is also wetland and grassland has and is likely to be of some biodictially adversely affect the TPO wo sees of functionally linked land or inteduce local ecological connectivities.	could potentiall bus woodland bitat within the versity value in odland and ncreases in				
7 Landscape	wetland and grassland habitats.  The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.  P LT IR M SP2, EN1, EN3, EN5, EN6, DS2, DS3 7a, 7b  Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. However, residential development at this site could result in the loss of open greenfield that contains GI elements of potentially high visual amenity, including woodland, grassland and wetland habitat. It would therefore be likely to adversely alter the local townscape and landscape character. The existing built form which surrounds the site would help to limit the potential magnitude of effects.											
& townscape												

		Effect on	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Cultural neritage	Part to East Road'). Le could pote	st, Leeds F eds Liverp ntially resu	Road' ar ool Can ılt in an	nd the Grade al Conserva	e II Listed I ation Area ect on the	Building 'Nu adjoins the setting of th	boundary (Grade II Listed Buildin imber 15, including walls and gate site's northern perimeter. Develop e Conservation Area and nearby I	piers, Leeds ment at this sit
			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e
Air quality	and therefore	ore would of new ho	make ao	chieving air	quality impected to re	provement to sult in a mir	A. The western extent of the site is argets more difficult. The construction in relation in relation over the construction in relation in	tion and
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Due to the excellent li	sites prox nks to the	imity to closest	the Airedale Railway Sta	and Wha ation (Ship	rfedale Rail ley). The sit	ent to the site along Crag Road a way Lines along its eastern side, t e has good access for pedestrians of cycle paths.	he site has
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
1 Housing	the types a	and tenure ninimum c	s of the riteria of	housing is p policies HC	provided in 04 and HO	line with th 5 (10 or mo	sfying Bradford's housing needs, on the control of	ment would
2 Accessible		+	Р	LT	IR	M	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
ervices		ties. The s					pad which offers a broad range of town centre which also offers a ra	
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	interaction	, without th	ne deve		ng of a sca	ale that may	, encouraging participation and co put pressure on local services an	
4 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
eisure							Ilture and leisure opportunities inc /indhill Recreation Grounds.	luding
		+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
I5 Safe & secure	so an incre	ease in crir	ne at th	e site canno	t be ruled	out. Howev	ce new potential targets and victin er, new development could potent llance, and so could help to comb	ially enhance
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
6 Health	the neares semi-natur	t hospital or al habitats	(Shipley with op	Hospital). Foportunities f	Residents a or outdoor	at the site w r exercise a	reen Medical Centre. The site is 9 rould have good access to a diversing community engagement, both the development.	se range of
7 Education		+	Р	LT	IR	Н	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
17 Education				High Crags School, is 1.8			Om south of the site. The nearest	secondary
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b

		Effect on	SA Objec	tive					
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
18							e of high quality and diverse empl	oyment	
Employment	opportuniti	<u>es. The Sl</u>	nipley Eı	mployment 2	Zone is 20	<u>0m north of</u>	the site.		
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b	
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.								

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/061(CR/025) - Regent	0.69	PDL- Contains a range of mill buildings and	Brownfield	93 dwellings	Preferred Option:
House	0.00	connecting single story buildings	Diewiniona .	oo awamiiga	SH13/H

### Summary of assessment for SH/061 (CR/025):

The site could deliver major positive effects for residents on both the transport and health SA Objectives as a result of being within the target distances for all necessary bus stops and railway stations and health centres.

Site would be a good opportunity to deliver biodiversity net gain and improvements to the local character as well as improvements to the setting of nearby Listed Buildings/structures. The site is within Leeds-Liverpool Canal Conservation Area and there is an opportunity for a well-designed development to have a positive impact on the setting of these assets.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor positive effects were predicted for nearly all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to local services and amenities and employment areas.

		Effect on	SA Objectiv	/e							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
3 Land &		+	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f			
Buildings							ngle story buildings. There m t coincide with an MSA (but is				
4 Climate		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
change resilience							of surface water flood. Giver grough a careful layout of dev				
		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e			
5 Water resources	to water qu	uality. Site	is not with	nin a GSPZ. [		at the site v	I Canal. Development here convould be expected to result in levels.				
6 Biodiversity		-1	Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h			
& geodiversity	The HRA	Development at this site provide an opportunity to enhance the biodiversity value of the site.  The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.									
7 Landscape		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b			
& townscape							lopment is in-keeping with the ove the local character.	e existing built			
		+/-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b			
8 Cultural heritage	Number 20 Conservat currently b Conservat help to enl	08, 200m vion Area a prownfield ion Area. Anance and developm	west of jun and is also land and n A well-des preserve ent at the	ction with Do located in the lew developm igned resider the setting of	ck Lane'. The e Saltaire Wonent may be a nitial developm the remaining	e site is localled Heritage in opporture this at this generated the second control of th	Leeds and Liverpool canal, ated within the Leeds-Liverpool Buffer Zone (900m west). Thity to enhance the local setting site would bring new investmassets. The potential for adverse careful consideration as present the site was assets.	ool Canal the site is ng of the nent that could erse effects as			
9 Air quality		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c			

		Effect on	SA Objectiv	/e				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
	occupation	of new b	usiness pr	emises would	be expected	to result in	AQMA or CAZ. The construct a a minor increase in air pollu and transport movements.	
I0 Transport	Site is with	++ in 200m (	P of multiple	LT bus stops wit	IR n frequent se	H rvices, inclu	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 uding those along Otley Road	10a – 10d
							ood access for pedestrians a	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
1 Housing	the types a meet the n	and tenure ninimum d	es of the ho criteria of p	ousing is prov	ided in line w nd HO5 (10 d	rith the Loca or more hor	Bradford's housing needs, of al Plan policies. The developmes, or an area of more than at local need.	ment would
2 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services				ess to a divers in Shipley ce		ervices and	amenities in highly accessib	le locations,
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
3 Social cohesion	interaction	, without t	he develop		of a scale that		uraging participation and corressure on local services and	
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
eisure							ure and leisure opportunities I Recreation Ground 300m s	
		+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location who new development	nere there opment co	are currer ould potent	ntly none, and	so an increation community of	ase in crime cohesion ar	v potential targets and victime at the site cannot be ruled on wellbeing, or increase nati	out. However,
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	within 500 site would	m in Shipl have goo unity enga	ey. The sit d access to	e is 1.1km av o a diverse ra	vay from the r	nearest hos natural hab	al Centre. There are also sever spital (Shipley Hospital). Restitats with opportunities for ousical and mental health for the	idents at the Itdoor exercise
17 Education		+	Р	LT	IR	Н	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
7 Education				ycliffe CE Pri south of the		west of the	site. The nearest secondary	school, Chris
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
Employment							igh quality and diverse emploast of the site.	oyment
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	such as by for local bu	increasir Isinesses	ng the dem . An impro	and for local go	goods and se built environ	ervices and ment could	beneficial impact on the loca enhancing the pool of poten lead to an improved attractive local deprivation.	tial employees

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/064 (CR/039) – Market Square	1.15	PDL- mix of town centre uses along with a market square and public car park	90% Brownfield		Preferred Option: SH16/H

### Summary of assessment for SH/064 (CR/039):

The site could deliver major positive effects for residents on both the transport and health SA Objectives as a result of being within the target distances for all necessary bus stops and railway stations and health centres.

As a PDL site containing existing buildings, the site would be a good opportunity to deliver biodiversity net gains and improvements to the local character as well as improvements to the setting of nearby Listed Buildings. The site is also close to Leeds-Liverpool Canal Conservation Area and there is an opportunity for a well-designed development to have a positive impact on the setting of these assets. However, negative impacts cannot be ruled out at this stage.

		Effect on	SA Objectiv	/e								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
		+/-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f				
3 Land & Buildings	construction	Site is PDL. Site contains existing buildings which may present opportunities for reusing structures or construction materials. ALC Grade at the site is 'Urban'. Site coincides with sandstone MSAs. Site would constitute an efficient use of the land resource, subject to the potential effects on the MSAs.										
4 Climate		-	Р	LT	IR	M	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
change resilience	Given the sof develop	Site is in FZ1 and has a very limited extent of land at a low, medium and high risk of surface water flooding. Given the size of the site in relation to the areas, it is expected that it would be avoided through a careful layout of development. However, development could lead to an increase in impermeable surfaces, compared to current levels.										
5 Water		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e				
resources		Site is 200m south of the Leeds and Liverpool Canal. Site is not within a GSPZ. Development at the site would be expected to result in a minor increase in water consumption at this location in relation to existing levels.										
	be expecte	ed to resul	t in a mino	r increase in	water consur	nption at th		ng levels.				
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h				
							r of trees and open space in t					
6 Biodiversity			-			•	its current condition. New de	•				
& geodiversity	here would	Ū	d opportur	nity to deliver	biodiversity r	net gain at t	he site such as through the in	ntroduction of				
			process h	as identified t	hat likely sign	nificant effe	cts on the South Pennine Mo	ors SPA/SAC				
		•	•	oe ruled out a		miodin ono	oto ott tile Codat i ott iiile	010 01 7 4 07 10				
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b				
7 Landscape & townscape	Site would not affect an AONB or National Park. The site is PDL and contains an existing buildings and a car park. There may therefore be limited scope for new development to adversely alter the local character. It is considered to be likely that new development at the site would be an opportunity to ensure that this location has a more positive influence on the local townscape character, such as by incorporating GI elements of high visual amenity value or by ensuring that the new development is of a high quality design (as required by various Local Plan policies). This is somewhat dependent on the design and implementation of development.											
		+/-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b				

		Effect on	SA Objecti	ve				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
8 Cultural heritage	70m west Liverpool ( west). At the well-design preserve the	of Grade Canal Cor his stage ned reside he setting ent at the	II Listed Buservation it is uncertential deve of the rem site may be	uilding 'Shiple Area and is a ain how the e lopment at thi naining heritag	y Conservation  Iso located in  xisting buildin  is site would be  ge assets. The	ve Club'. The Saltairing could be bring new in epotential	Reformed Church including Including Including Including It is located 120m south a World Heritage Buffer Zon incorporated into new develovestment that could help to for adverse effects as a resucconsideration as part of any	n of the Leeds- e (700m north opment here. A enhance and llt of
			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	therefore v	would mal siness pre	ke achievir mises wou	ng air quality in ald be expecte	mprovement ed to result in	targets moi a minor ind	AQMA. The site lies within a redifficult. The construction a crease in air pollution in relation movements.	and occupation
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	bus stops	with frequ	ent service	es, including t	hose along M	larket Stree	port links. Site is within 400ret on the site's eastern perim	eter. The
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	the types a	and tenure ninimum o	es of the he criteria of p	ousing is prov	rided in line w and HO5 (10 d	rith the Loca or more hor	Bradford's housing needs, of al Plan policies. The developmes, or an area of more than at local need.	ment would
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
services	Site would including t				se range of se	ervices and	amenities in highly accessib	ole locations,
12 Social		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	interaction	, without t	he develo		of a scale that		uraging participation and corressure on local services and	
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
eisure							ure and leisure opportunities I Park and Shipley Central P	
		+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a
15 Safe & secure	location w	here there opment co	are curre	ntly none, and	d so an increa community of	ase in crime cohesion ar	v potential targets and victime at the site cannot be ruled on ad wellbeing, or increase nat	out. However,
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	within 500 the site wo	m in Shipl ould have nd comm	ey. The sit good acce unity enga	te is 500m ea ess to a divers	st away from e range of se	the neares mi-natural	dical Centre. There are also to the hospital (Shipley Hospital) habitats with opportunities for both physical and mental her	. Residents at or outdoor

		Effect on	SA Objectiv	/e								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
17 Education		+	Р	LT	IR	Н	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
17 Education	The nearest primary school, School House Shipley CE Primary School, is 400m south of the site. The nearest secondary school, Bradford Grammar School, is 2km south of the site.											
18		+/-	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
Employment	opportuniti	Site would provide residents with good access to a broad range of high quality and diverse employment opportunities. For example, the Shipley Employment Zone is 500m east of the site. However, it is uncertain the extent to which residential development would reduce employment opportunities at this location.										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	such as by for local bu	increasin Isinesses.	ng the dem . An improv	and for local over the common terms of the com	goods and se built environi	rvices and ment could	beneficial impact on the local enhancing the pool of potenti lead to an improved attractive local deprivation.	al employees				

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/062 (CR/026) – Market Hall	0.18	PDL- indoor market hall building and the town's distinctive clock tower	Brownfield		Preferred Option: SH14/H

### Summary of assessment for SH/062 (CR/026):

The site could deliver major positive effects for residents on both the transport and health SA Objectives as a result of being within the target distances for all necessary bus stops and railway stations and health centres.

As a PDL site containing existing buildings, the site would be a good opportunity to deliver biodiversity net gains and improvements to the local character as well as improvements to the setting of nearby Listed Buildings. The site is also close to Leeds-Liverpool Canal Conservation Area and there is an opportunity for a well-designed development to have a positive impact on the setting of these assets. However, negative impacts cannot be ruled out at this stage.

		Effect on	SA Objectiv	/e									
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
		+/-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f					
3 Land & Buildings	construction	on materia	ls. ALC G	ade at the sit	e is 'Urban'. S	Site coincid	ortunities for reusing structure es with sandstone MSAs. Sit ial effects on the MSAs.						
4 Climate change		+	Р	LT	IR	M	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
resilience	Site is in F	Z1 and is		of surface wa									
5 Water		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e					
resources		Site is 170m south of the Leeds and Liverpool Canal. Site is not within a GSPZ. Development at the site would be expected to result in a minor increase in water consumption at this location in relation to existing levels.											
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h					
	Site is PDI	Site is PDL containing buildings (indoor market, mix of uses on ground and upper floors including, including											
6 Biodiversity	retail, office and clock tower). It is considered likely that it is of limited biodiversity value in its current condition.												
& geodiversity	New development here would be a good opportunity to deliver biodiversity net gains at the site such as through												
	the introduction of GI elements.												
	The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC												
	are trigger	ed and thi	us cannot l	oe ruled out a	nt this stage.								
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b					
7 Landscape & townscape	therefore be likely that influence of or by ensu	new develon the local through the local through the local tring that the local tring tring the local tring tr	scope for r opment at al townsca he new de	new developm the site would be character,	nent to advers d be an oppo such as by in of a high qua	sely alter th rtunity to en ocorporating lity design		ered to be more positive amenity value					
		+/-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b					

		Effect on	SA Objectiv	ve								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
3 Cultural neritage	and within Conservat stage it is designed preserve t	200m of to tion Area a uncertain residential he setting ent at the	three more and is also how the ex developm of the rem site may b	e Grade II Liste located in the xisting building nent at this site naining heritag	ed Buildings.  Saltaire Worg  could be ince  would bring  ge assets. The	Site is 80m rld Heritage corporated new investe potential	Reformed Church including a south of the Leeds-Liverpoon south of the Leeds-Liverpoon Buffer Zone (680m north we into new development here. I ment that could help to enhalt for adverse effects as a resu consideration as part of any	ol Canal est). At this A well- ince and It of				
			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
Air quality	therefore of new bus	would mak siness pre	ke achievin mises wou	ng air quality in ald be expecte	mprovement ted to result in	targets mor a minor inc	QMA. The site lies within a 0 re difficult. The construction a crease in air pollution in relation movements.	and occupation				
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
0 Transport	bus stops	with frequ	ent service	es, including t	hose along M	larket Stree	port links. Site is within 400n et. The nearest railway station is and cyclists.					
		+	Р	LT	IR	H	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
11 Housing	the types a	The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.										
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a				
services	Site would including t				se range of se	ervices and	amenities in highly accessib	le locations,				
13 Social	0	+	P	LT	IR		SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
cohesion	Site would situate new residents within an existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.											
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
eisure							ure and leisure opportunities I Park and Shipley Central P					
15010	<b>-</b> 1	+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
I5 Safe & secure	location w new devel	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.										
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
	Site is 40m north of the nearest GP surgery, Pharmacy Shipley Medical Centre. There are also several GP's within 500m in Shipley. The site is 500m east away from the nearest hospital (Shipley Hospital). Residents at the site would have good access to a diverse range of semi-natural habitats with opportunities for outdoor exercise and community engagement, both of which could improve both physical and mental health for the residents of the development.											
16 Health	within 500 the site we exercise a	m in Shipl ould have and comm	ey. The sit good acce unity enga	te is 500m ea: ss to a divers	st away from e range of se	the neares mi-natural	habitats with opportunities fo	Residents at r outdoor				

		Effect on	SA Objectiv	/e								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
		The nearest primary school, School House Shipley CE Primary School, is 450m south of the site. The nearest secondary school, Bradford Grammar School, is 2km south of the site.										
18		+/-	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
Employment	Site would provide residents with good access to a broad range of high quality and diverse employment opportunities. For example, the Shipley Employment Zone is 500m east of the site. However, it is uncertain the extent to which residential development would reduce employment opportunities at this location.											
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.											

Site r	reference and Name	Size (ha)	Existing site uses	Brownfield/gre enfield split	Potential development	Status
	65 (CR/040) – Shipley way Site	0.48	PDL- mix of uses, including retail and leisure and car parking	Brownfield		Preferred Option: SH17/H

## Summary of assessment for SH/065 (CR/040):

The site could deliver major positive effects for residents on both the transport and health SA Objectives as a result of being within the target distances for all necessary bus stops and railway stations and health centres.

As a PDL site containing existing buildings, the site would be a good opportunity to deliver biodiversity net gains and improvements to the local character as well as improvements to the setting of nearby Listed Buildings. The site is also close to Leeds-Liverpool Canal Conservation Area and there is an opportunity for a well-designed development to have a positive impact on the setting of these assets. However, negative impacts cannot be ruled out at this stage.

		Effect on	SA Objectiv	/e								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
		+/-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f				
3 Land & Buildings	construction	te is PDL. Site contains existing buildings which may present opportunities for reusing structures or instruction materials. ALC Grade at the site is 'Urban'. Site coincides with sandstone MSAs. Site would institute an efficient use of the land resource, subject to the potential effects on the MSAs.										
4 Climate		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
change resilience	size of the	site in rela	ation to the	e areas, it is e	expected that	it would be	lium risk of surface water floo avoided through a careful la npermeable surfaces, compa	yout of				
5 Water		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e				
resources							nin a GSPZ. Development at is location in relation to existi					
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6h				
6 Biodiversity & geodiversity	Site is PDL containing buildings and a car park. It is considered likely that it is of limited biodiversity value in its current condition. New development here would be a good opportunity to deliver biodiversity net gains at the site such as through the introduction of GI elements.  The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.											
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b				
7 Landscape & townscape	park. There considered a more postamenity va	Site would not affect an AONB or National Park. The site is PDL and contains an existing buildings and a car park. There may therefore be limited scope for new development to adversely alter the local character. It is considered to be likely that new development at the site would be an opportunity to ensure that this location has a more positive influence on the local townscape character, such as by incorporating GI elements of high visual amenity value or by ensuring that the new development is of a high quality design (as required by various Local Plan policies). This is somewhat dependent on the design and implementation of development.										
		+/-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b				

		Effect on	SA Objectiv	ve								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
8 Cultural heritage	21' and 11 of the Lee (900m nor developme help to enl	Om south ds-Liverpouth west). A sent here. A hance and developm	west of Good Canal (At this stage) A well-design preservement at the	rade II Listed Conservation ge it is uncerta gned resident the setting of site may be li	Building 'Ship Area and is a ain how the extial developm the remaining	oley Conse Iso located kisting build ent at this s g heritage a	slegan Reformed Church including a control of the site is location the Saltaire World Heritage lings could be incorporated in the would bring new investmassets. The potential for adveine careful consideration as page 1	ted 230m sout e Buffer Zone nto new ent that could erse effects as				
			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
9 Air quality	therefore v	vould mak siness pre	ke achievir mises wou	ng air quality in ald be expecte	mprovement t ed to result in	targets mor a minor inc	AQMA. The site lies within a 0 re difficult. The construction a crease in air pollution in relation to movements.	and occupation				
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
10 Transport	bus stops	with frequ	ent service		hose along M	larket Stree	port links. Site is within 400n et. The nearest railway station					
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
11 Housing	the types a	The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.										
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a				
services	Site would have excellent access to a diverse range of services and amenities in highly accessible locations, including those within Shipley centre.											
13 Social		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
cohesion	Site would situate new residents within an existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.											
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
eisure		Residents at the site would have excellent access to a range of culture and leisure opportunities including restaurants, churches and outdoor leisure spaces, including Crowgill Park and Shipley Central Park.										
		+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
15 Safe & secure	location w	here there opment co	are curre ould poten	ntly none, and	d so an increa community o	se in crime cohesion ar	v potential targets and victime at the site cannot be ruled on and wellbeing, or increase natu	ut. However,				
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
16 Health	500m in S would hav	hipley. Th e good ac / engagen	e site is 63 cess to a c	30m east awa diverse range	y from the ne of semi-natu	arest hospi ral habitats	tre. There are also several G tal (Shipley Hospital). Reside with opportunities for outdoo and mental health for the res	ents at the site or exercise and				
17 Education		+	Р	LT	IR	Н	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
			l	L	l	1	1 002	<u> </u>				

		Effect on	SA Objectiv	/e								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
		The nearest primary school, School House Shipley CE Primary School, is 340m south of the site. The nearest secondary school, Bradford Grammar School, is 1.9km south of the site.										
18		+/-	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
Employment	Site would provide residents with good access to a broad range of high quality and diverse employment opportunities. For example, the Shipley Employment Zone is 500m north east of the site. However, it is uncertain the extent to which residential development would reduce employment opportunities at this location.											
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.											

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
SH/068 (CR/048) – Station Road	0.30	PDL- hardstanding with buildings	Brownfield	50 dwellings	Preferred Option: SH20/H

### Summary of assessment for SH/068 (CR/048):

The site could deliver major positive effects for residents on both the transport and health SA Objectives as a result of being within the target distances for all necessary bus stops and railway stations and health centres.

As a PDL site containing existing buildings, the site would be a good opportunity to deliver biodiversity net gains and improvements to the local character as well as improvements to the setting of nearby Listed Buildings. The site is also close to Leeds-Liverpool Canal Conservation Area and there is an opportunity for a well-designed development to have a positive impact on the setting of these assets. However, negative impacts cannot be ruled out at this stage.

		Effect on	SA Objectiv	/e									
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
		+/-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f					
3 Land & Buildings	Site is PDL. Site contains existing buildings which may present opportunities for reusing structures or construction materials. ALC Grade at the site is 'Urban'. Site coincides with sandstone MSAs. Site would constitute an efficient use of the land resource, subject to the potential effects on the MSAs.												
4 Climate change		+	Р	LT	IR	M	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e					
resilience		Site is in FZ1 and is not at risk of surface water flooding. However, development could lead to an increase in impermeable surfaces, compared to current levels.											
		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e					
5 Water resources	waterbodie	es within 1	00m of the	e site. Site is i	not within a G	SPZ. Deve	It of Bradford Beck waterbodie elopment at the site would be lation to existing levels.						
6 Biodiversity & geodiversity			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9 hited biodiversity value in its o	6a – 6h					
	condition. New development here would be a good opportunity to deliver biodiversity net gains at the site such as through the introduction of GI elements.  The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.												
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b					
7 Landscape & townscape	Site would not affect an AONB or National Park. The site is PDL and contains existing buildings. There may therefore be limited scope for new development to adversely alter the local character. It is considered to be likely that new development at the site would be an opportunity to ensure that this location has a more positive influence on the local townscape character, such as by incorporating GI elements of high visual amenity value or by ensuring that the new development is of a high quality design (as required by various Local Plan policies). This is somewhat dependent on the design and implementation of development.												
		+/-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b					
8 Cultural heritage	Site is 80m south of Grade II Listed Building 'Shipley Conservative Club'. The site is located 200m south of the Leeds-Liverpool Canal Conservation Area and is also located in the Saltaire World Heritage Buffer Zone. At this stage it is uncertain how the existing buildings could be incorporated into new development here. A well-designed residential development at this site would bring new investment that could help to enhance and preserve the setting of the remaining heritage assets. The potential for adverse effects as a result of development at the site may be limited, but this may require careful consideration as part of any planning application at the site.												

		Effect on	SA Objectiv	/e								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
9 Air quality	therefore v	would mak siness pre	ke achievin mises wou	ig air quality in ald be expecte	mprovement ted to result in	targets mor a minor ind	AQMA. The site lies within a (re difficult. The construction a crease in air pollution in relation to the construction in the cons	and occupation				
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
10 Transport	bus stops	with frequ	ent service		hose along M	larket Stree	port links. Site is within 400net. The nearest railway station					
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
1 Housing	the types a	and tenure ninimum c	es of the ho criteria of p	ousing is prov	ided in line w nd HO5 (10 c	ith the Loca or more hor		ment would				
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a				
ervices	Site would including t				se range of se	ervices and	amenities in highly accessib	le locations,				
2.000		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
13 Social cohesion	interaction	Site would situate new residents within an existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.										
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
eisure	Residents at the site would have excellent access to a range of culture and leisure opportunities including restaurants, churches and outdoor leisure spaces, including Crowgill Park, Windhill Recreation Grounds and Shipley Central Park.											
		+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
5 Safe & secure	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.											
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
16 Health	500m in S would hav	hipley. The e good ac e engagen	e site is 75 cess to a c	60m east awa diverse range	y from the ne of semi-natu	arest hospi ral habitats	tre. There are also several C tal (Shipley Hospital). Reside with opportunities for outdoo and mental health for the res	ents at the site or exercise and				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
7 Education				chool House s ammar Scho			ool, is 500m south of the site	. The nearest				
8		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
0	0:4			: 41	oo to o brood		Sale and the sale of the sale	0. mont				
Employment							igh quality and diverse emple north east of the site.	byment				

		Effect on	SA Objectiv	re									
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
	such as by for local b	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.											

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
EM74 - Dockfield Road	4.88	Open space and allotments	Greenfield	Employment land	PO Reserve: SH23/E

## Summary of assessment for EM74:

The site has been proposed for employment development, which would be likely to deliver a major boost to the range of local employment opportunities at this location whilst also providing a boost to the local economy. A major positive score has therefore been predicted for the employment and economy themed SA Objectives.

Minor positive effects were predicted for other socio-economic themed SA Objectives due to the additional benefits of a new employment site, such as the potential for increasing the local offering of services and amenities and opportunities to learn new skills, however the site currently contains allotment which would likely be lost in the development.

A significant adverse impact has been predicated for land and buildings SA Objective due to the loss of greenfield land. No other major adverse effects have been predicted for the site, but minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site including an area of deciduous woodland priority habitat. The site falls within the buffer zone for the Saltaire WHS, and this may require consideration as part of a planning application.

OA Objective	Baseline	Effect on S	SA Object	tive										
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)						
0.1			Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f						
3 Land & Buildings	Site is greenfield. ALC Grade at the site is 'Urban'; there is a large area of (>0.4ha) greenfield land within the boundary and therefore development on this area would be considered as an inefficient use of the land resource. South-west corner of the site coincides with a sandstone MSA.													
4 Climate		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e						
change resilience	size of th	Site is in FZ1 and has limited areas of land at a low, medium and high risk of surface water flooding. Given the size of the site in relation to the areas, it is expected that it would be avoided through a careful layout of development. However, development could lead to an increase in impermeable surfaces, compared to current levels.												
		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e						
Site is located adjacent to the River Aire. Development here could pose a risk to water quality. Site is not within a GSPZ. Development at the site would be expected to result in a minor increase in water consumption at this location in relation to existing levels.														
		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f						

04.01: 1:	Baseline	Effect on S	SA Object	tive				
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
6 Biodiversity & geodiversity	its currel ecologic which co Thackle disturbat The site type of e	nt condition al connect ould be affe Disuse Ra nces as a falls withir employmer	n. New of ivity. An ected by ailway LV result of a the Import develoant in order	developm area of of develop VS is 200 resident pact Risk opment her to ens	nent here deciduou ment su m south ial devel a Zones c ere, con	e could reus woodla ch as throof the sit opment a of South sultation dverse e	Pennine Moors SAC/SPA/SSSI. Depending with Natural England would be required as ffects on the SAC/SPA/SSSI.	ce local ion of the site, ot zones. Shipley reational on the scale and part of any
7 Landscape & townscape	National contains adversel would he	Parks or A GI element y alter the	AONBs. nts of po local too the mag	However tentially wnscape nitude fo	r, new de high visue and land and land repotential	evelopme ual amen dscape o ial effects	SP2, EN1, EN3, EN5, EN6, DS2, DS3 scernible effect on any landscape designation at this site could result in the loss of opeity, including trees, and it would therefore be character. The site is adjacent to existing but so, but at this stage a minor adverse effect or	n greenfield that e likely to llt form, which
8 Cultural heritage	The site so the po	falls withir otential for	the buf adverse	fer zone e effects	for the S as a res	Saltaire V ult of dev	SP2, SP10, EN3, EN4, EN5, EN6, DS3  discernible effect on a Listed Building or Co VHS. The WHS is approximately 1.3km wes relopment at the site may be limited, but this tion at the site – particularly as the site is op	t of the site and may require
9 Air quality	occupati	on of new	busines	s premis	es would	d be expe	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 e impact on an AQMA or CAZ. The constructed to result in a minor increase in air pollop businesses and transport movements.	
10 Transport	at Shiple		Station.	•	•	•	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  nt services. The nearest railway station is 1. pedestrians, but somewhat limited for cyclic	
11 Housing	Site is al needs.	0 llocated for	P r employ	LT ment lar	IR and and th	H nerefore	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 will not provide a contribution towards Bradf	11a ord's housing
12 Accessible services	-	+ vision of ne	-	LT oyment o	IR developn	H nent here	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2 could potentially help to enhance the local	12a offering of key

	Baseline	Effect on	SA Object	tive							
SA Objective	trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
13 Social		0	n/a	n/a	n/a	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	None			
cohesion						•	nt at a location where it is in proximity to sim fect the cohesion of residential communities	•			
14 Culture &		-	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a			
leisure	The site currently houses allotments, so the development of an employment site in its place would have an adverse effect on the culture and leisure offering in the vicinity.										
		+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	crime, a	nd so an ir	ncrease i	in crime	at the sit	e canno	ent site would introduce new potential target t be ruled out. However, new development o ombat the local risk of crime.				
16 Health		0	n/a	n/a	n/a	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, C01, C02, C03, DS1, DS5	None			
	Site is properties	=	r employ	ment pu	irposes a	and so it	would be unlikely to have a discernible effect	ct on this SA			
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education	Site wou	ld provide	new em	ploymen	t land th	at offers	skills learning opportunities for local people	and employees.			
18		++	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
Employment	The proposed development would provide new employment opportunities in Bradford.										
		++	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	The proposed development would deliver a new employment space adjacent to the Shipley Employment Zone, that would contribute towards the long term success of Bradford's economy. The proposed development could also provide a boost to the vitality of the local area.										

## **Canal Road**

- 1.1.42 There are eight potential housing sites identified within Canal Road.
- 1.1.43 Significant negative effects have been identified in relation to air quality (SA Objective 9) for sites CR/004, CR/017, CR/033, CR/011/CR/019 and CR/034. These sites are located within Clean Air Zones (CAZs). Development proposals should demonstrate how any adverse impacts on any nearby Air Quality Management Areas and/or Clean Air Zones (CAZ) will be avoided and how positive impacts will be delivered. In addition, a mitigation programme is to be prepared for development within CAZs. No other significant negative effects have been identified for any of the sites.
- 1.1.44 Significant negative effects have been identified in relation to land and buildings (SA Objective 3) for sites (CR/017 and CR/037). This is due to a loss of >0.4ha of greenfield land.
- 1.1.45 Significant positive effects have been identified in relation to education (SA Objective 17) for all sites, due to their respective distances from primary and secondary schools. Significant positive effects have also been identified in relation to transport for all sites, with the exception of CR/033 which is identified as having a minor positive impact.
- 1.1.46 Positive effects have been identified in relation to health (SA Objective 16) for all sites with the exception of sites CR/004 and CR/017; sites identified as having a significant positive effect, due to their respective distances to local healthcare services.
- 1.1.47 Positive effects have been identified in relation to accessible services (SA Objective 12), social cohesion (SA Objective 13), culture/ leisure (SA Objective 14), employment (SA Objective 18) and the economy (SA Objective 19).
- 1.1.48 In relation to biodiversity & geodiversity (SA Objective 6), 4 sites have been assigned a major negative effect as the HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage. This is related to potential recreation impacts.
- 1.1.49 All sites score positively (minor) in relation to climate change resilience (SA Objective 4), due to all sites being within Flood Zone 1 and non at risk of surface water flooding. CR/011/CR/019 is partially located within both Flood Zone 2 and Flood Zone 3 and a major adverse effect has been predicted.

Summary table of effect scores predicted for housing site options Canal Road (Preferred Options).

PO Ref.	Site	SA Objective																		
		1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19
CR1/H	CR/004	-	-	-	+	-	-	-	-		++	+	+	+	+	+/-	++	++	+	+
CR2/H	CR/014	-	-	+/-	+	-		+	-	-	++	++	+	+	+	+/-	+	++	+	+
CR3/H	CR/017	-	-		+	-	-	-	-		++	+	+	+	+	+/-	++	++	+	+
CR4/H	CR/033	-	-	-	+	-	-	+	-		+	+	+	+	+	+/-	+	++	+	+
CR5/H	CR/034	-	-	+/-	+	-		+	-		++	+	+	+	+	+/-	+	++	+	+
CR6/H	CR/036	-	-	+/-	+	-		+	0	-	++	+	+	+	+	+/-	+	++	+	+
CR7/H	CR/037	-	-		+	-		-	0	-	++	+	+	+	+	+/-	+	++	+	+
CR8/HC	CR/011/CR/019	-	-	+/-			+/-	+	-		++	++	+	++	++	+/-	+	++	++	++

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CR/004 – Bolton Road	0.31	Vacated greenfield site	Greenfield		Preferred Option: CR1/H

## Summary of assessment for CR/004:

Minor or major positive effects were predicted for all socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, education facilities and employment areas.

Minor and major adverse effects have been predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site, directly adjacent to and area of woodland (Boars Well Urban Wildlife Reserve and being located within a Clean Air Zone.

This site could deliver a major positive effect for residents on the education SA Objective and health SA Objective, as a result of being within the target distance for both primary, secondary education facilities as well as hospitals and GP surgeries.

		Effect on	SA Obje	ctive							
SA Objective	Baseline trend	Permanence boass Duration Reversibility		Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
3 Land &		-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e			
Buildings	Site is gree	nfield. Sit	e coinci	ides with	a coal MS	A. ALC Gra	ade at the site is 'Urban'.	1			
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
resilience	Site is in Fi impermeat						lowever, development could lead to a	n increase in			
		-	P	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e			
5 Water resources						within 100m	n of a surface waterbody. Developmer imption.	nt at the site			
		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f			
6 Biodiversity & geodiversity	Site is greenfield which is directly adjacent to a woodland habitat. Adjacent woodland habitat contains various GI elements including trees and is likely to be of some biodiversity value in its current condition. New development here could reduce biodiversity value at the site and reduce local ecological connectivity. No trees with TPO within site boundary or adjacent woodland. Although no TPO's within the adjacent woodland, new development here could adversely affect these trees, such as through impacts on root zones. Development directly adjacent to Boar's Well Urban Wildlife refuge.										
		-	Р	LT	IR	M	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b			
7 Landscape & townscape	National Pa greenfield, woodland,	arks or AC adjacent t and it wou ent at this s	NBs. F o areas Ild there	lowever, l s containin efore be li	residentia ng GI eler ikely to ac	I developments of politically alternated and the second contractions of the second contractions are second contractions. The second contractions are second contractions.	ole effect on any landscape designation ent at this site could result in the loss tentially high visual amenity, including er the local townscape and landscape the local character as it would result in	of open trees and character. New			
		-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b			
8 Cultural heritage	There are to south west	hree Cons and Cath	servatio edral P	ons Areas recinct to	within 70 the south	0m of the s west). Dev	rnible impact on any heritage asset or ite (Undercliff Cemetery to the east, C relopment at this greenfield site could ea's. The site is not within the Saltaire	ity Centre to the potentially result			
			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e			
9 Air quality	Development would not have a discernible impact on an AQMA. The construction and occupation of new homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements. The site lies within CAZ and therefore would make achieving air quality improvement targets more difficult.										
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d			
10 Transport		orster Squ	are Ra	ilway Stat	tion. The		The nearest railway station is 700m rod access for pedestrians, but somew				

		Effect on	SA Obje	ctive					
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a	
11 Housing	the types a meet the m	ind tenures ninimum cr	of the iteria o	housing f policies	is provide HO4 and	ed in line with HO5 (10 or	satisfying Bradford's housing needs, h the Local Plan policies. The develop more homes, or an area of more that s to reflect local need.	oment would	
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a	
services	Residents at the site would have good access to key services and amenities including those on Canal Road and Bolton Road.								
13 Social		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a	
cohesion		without th	e deve	lopment l	being of a	scale that r	nity, encouraging participation and co nay put pressure on local services an		
4.4. Cultura 9		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a	
14 Culture & leisure							f culture and leisure opportunities inc g Peel Park. There is a golf course 1.		
	0	+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a	
15 Safe & secure	location whe	nere there opment co	are cur uld pote	rently nor entially er	ne, and so nhance co	o an increas	educe new potential targets and victin e in crime at the site cannot be ruled hesion and wellbeing, or increase na crime.	out. However,	
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b	
16 Health	hospital (Lo semi-natur	eeds Road al habitats	Comm with or	nunity Hos oportunitie	spital). Re es for out	esidents at t door exercis	cal Centre. The site is 1.5km away from the site would have good access to a see and community engagement, both of the development.	diverse range of	
17 Education						H ch Primary n east of the	SP6, SP14, SP16, EC3, DS5, CO2 School, is 200m east of the site. The	17a, 17b nearest	
	Secondary	+	P	LT	IR	H	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b	
18 Employment		es. For exa	ample,	the Cana	l Road Er		ange of high quality and diverse emp Zone is 50m west of the site and Fors		
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b	
19 Economy	such as by for local bu	increasino Isinesses.	the de An imp	emand for rovement	r local goo t in the bu	ods and serviilt environm	e a minor beneficial impact on the location vices and enhancing the pool of poter ent could lead to an improved attraction help tackle local deprivation.	ntial employees	

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CR/014 – Bolton Woods Quarry	29.79	PDL, existing working quarry. Some existing buildings on site	PDL	762	Preferred Option: CR2/H

# Summary of assessment for CR/014:

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

The site could deliver major positive effects for residents on both the transport and education SA Objectives as a result of being within the target distances for all necessary bus stops and railway stations and centres for primary and secondary education. Two Grade II\* Listed Buildings are directly adjacent to the site, the settings of which could be adversely affected by the development.

The site could deliver positive effects for the surrounding landscape and townscape, as it is considered to be likely that new development at the existing quarry would be an opportunity to ensure that this location has a more positive influence on the local townscape character.

		Effect on	SA Obje	ective				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
3 Land & Buildings	coincides v	with a coal t is unknov	MSA. S	Site would e existing	d be an ef buildings	ficient use of on-site cou	ntly in use as an existing working quar of the land resource, subject to the po ald be re-used but the re-use of materi	tential effects on
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience	Site is in F	Z1 and is ı				r flooding.	1	_
5 Water		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources					rease in v	water consu		1
6 Biodiversity & geodiversity	biodiversity network. A potentially are also a habitat, is v local habita	y value of the val	of limite the site dland li ely affe ber of site bou ivity. process s cann	as well a les oppos cted by d TPO tree undary. The s has ider ot be rule	s its contribute the site the site evelopmes is located the loss of this item.	ribution to the on Bolton ent at the sit 300m south this habitat tikely signings stage.	SP10, SP11, EN1, EN2, EN3, EN7, EN9 nent could be an opportunity to enhance ne connectivity of the local and wider of Hall Road, the site's northern perimet re, such as through impacts on the rocal west of the site. Deciduous woodland would reduce the site's biodiversity of ficant effects on the South Pennine M	ecological er, which could of zone. There d, a priority alue and reduce oors SPA/SAC
7 Landscape & townscape	National Pareas contitude therefore by surrounds which, in it considered a more posamenity va	arks or AC aining GI e be likely to the site wo s current of to be like sitive influe alue or by e	NBs. Helement adverse ould he conditionally that rence on ensuring some	However, ts of pote ely alter t lp to limit n, could pnew deve the local g that the what depe	residentia ntially hig he local to the poten cotentially lopment a townscap new deve	I development visual amovement and tial magniture be detracting the site whose characte elopment is the design	SP2, EN1, EN3, EN5, EN6, DS2, DS3 ble effect on any landscape designation at this site could result in the loss enity, including trees and woodland, and landscape character. The existing de of effects. The site is a quarry ploting from the local townscape character ould be an opportunity to ensure that r, such as by incorporating GI element of a high quality design (as required that and implementation of development.	of adjacent and it would built form which that is primarily r. It is this location has ts of high visual by various Local
8 Cultural heritage	Building 'B site would	olton Old I be likely to	Hall' an adver	d the Gra sely alter	ide II* List the settin	ed Building	SP2, SP10, EN3, EN4, EN5, EN6, DS3  ly adjacent to the site boundary is the  'Bolton Old Hall Cottage'. Developme  ensitive heritage assets. The site is P  character.	ent at this large

		Effect on	SA Obje	ctive							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e			
9 Air quality	would be e associated	xpected to with home	result es and	in a mino transport	r increase moveme	e in air pollu nts. The site	QMA. The construction and occupation in relation to existing levels due to lies 400m west of a CAZ; this development within the CAZ more difficult.	o pollution			
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d			
10 Transport		The site h					rices. The nearest railway station is 6 somewhat limited for cyclists with a lir				
		++	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a			
11 Housing	dwellings), The develo	depending pment wo	g on the uld me	e types ar et the mir	nd tenure: nimum crit	s of the hou teria of polic	satisfying Bradford's housing needs ( sing is provided in line with the Local cies HO4 and HO5 (10 or more home ix and affordable houses to reflect loc	Plan policies. s, or an area of			
40.4		+	Р	LT	IR	M	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a			
12 Accessible services							anley Road which offers a broad rang sible services along Kings Road, 300				
40.0		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a			
13 Social cohesion	Site would situate new residents within an existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.										
1.4 Cultura 9		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a			
14 Culture & leisure							of culture and leisure opportunities inc ng Wrose Play and Recreation Ground				
		+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	location wh	nere there opment co	are cur uld pote	rently nor entially er	ne, and so hance co	an increas	oduce new potential targets and victing in crime at the site cannot be ruled obsion and wellbeing, or increase na crime.	out. However,			
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
16 Health	hospital (S habitats wi	hipley Hos th opportund mental	pital). I nities fo health f	Residents or outdoor or the res	at the sit exercise idents of	e would have and commented the develop		semi-natural d improve both			
17 Education	The neares				orth of the	site.	SP6, SP14, SP16, EC3, DS5, CO2 , is directly adjacent to site. The near				
18 Employment							SP6, SP14, SP16, EC1, EC2, EC3, EC4 range of high quality and diverse emp Zone is 230m south west of the site.	18a, 18b loyment			
19 Economy	The constr such as by for local bu	+ uction and increasing sinesses.	P occup g the de An imp	LT ation of ne emand for provement	IR ew homes local goo t in the bu	Hs could have ods and servill tenvironm	SP6, SP14, SP16, EC1, EC2, EC3, EC4 e a minor beneficial impact on the local vices and enhancing the pool of poternent could lead to an improved attract help tackle local deprivation.	ntial employees			

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CR/017 – Wapping Road	0.46	Greenfield	Greenfield	40 dwellings	Preferred Option: CR3/H

## Summary of assessment for CR/017:

Minor or major positive effects were predicted for all socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, education facilities and employment areas.

Minor and major adverse effects have been predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site, directly adjacent to and area of woodland (Boars Well Urban Wildlife Reserve and being located within a Clean Air Zone. A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

A major adverse effect has been predicted for air quality as the site lies within a CAZ and therefore would make achieving air quality improvement targets more difficult.

		Effect on	SA Obje	ctive							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e			
3 Land & Buildings	There is a large area of (>0.4ha) greenfield land within the boundary and therefore development on this area would be considered as an inefficient use of the land resource. Site coincides with a coal MSA. ALC Grade at the site is 'Urban'. The southern extent of CR/017 is on a landfill site and therefore there are likely to be issues with soil contamination which would need to be remediated before development could commence.										
4 Climate		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
change resilience	Site is in Fa						owever, development could lead to a	n increase in			
5 Water	•	-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e			
resources			ult in a		rease in v	vater consu		nt at the site			
		-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9 nabitat. Adjacent woodland habitat co	6a – 6f			
6 Biodiversity & geodiversity	woodland a	also deline	ates th	e site's ea	astern per	imeter. Nev	te and reduce local ecological connect with the development here could adversely a controlled and adversely and directly adjacent to Boar's Well Urb	affect these			
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b			
7 Landscape & townscape	National Pagreenfield, woodland,	arks or AC adjacent t and it wou ent at this s	NBs. H o areas ld there	lowever, i containii efore be li	residentia ng GI eler ikely to ac	I developme ments of por Iversely alte	ole effect on any landscape designation at this site could result in the loss tentially high visual amenity, including or the local townscape and landscape the local character as it would result in	of open trees and character. New			
		-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b			
8 Cultural heritage	within 650r west). Dev	m (Underc	liff Cem at this g	etery to t preenfield	he east, C site could	City Centre to potentially	of the site. There are three Conserva to the south west and Cathedral Preci result in an adverse effect on the set S buffer zone.	nct to the south			
			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e			
9 Air quality	would be e	expected to with home	result es and	in a mino transport	r increase movemer	in air pollu	QMA. The construction and occupation in relation to existing levels due to lies within CAZ and therefore would	o pollution			

		Effect on	SA Obje	ctive							
SA Objective	Baseline trend	Score of effect		Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d			
10 Transport	railway sta	tion is 600	m nortl	n west at	Bradford	Forster Squ	all within 200m, with frequent services are Railway Station. The site has good d amount of cycle paths.				
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a			
11 Housing	the types a meet the m	ind tenures ninimum cr	s of the iteria o	housing f policies	is provide HO4 and	ed in line wit HO5 (10 or	satisfying Bradford's housing needs, h the Local Plan policies. The develor more homes, or an area of more that to reflect local need.	pment would			
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a			
services	Residents Bolton Roa		would	have goo	d access	to key servi	ces and amenities including those on	Canal Road and			
40.0		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a			
13 Social cohesion	Site would situate new residents within an existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.										
		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a			
14 Culture & leisure	Residents at the site would have good access to a range of culture and leisure opportunities including pubs, restaurants, churches and outdoor leisure spaces, including Peel Park (400m north. There is a golf course 1.2km to the east of the site.										
	TIZIGIT (O G	+/-	P	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	location wh	nere there	are cur uld pot	rently nor entially er	ne, and so nhance co	an increas	oduce new potential targets and victing in crime at the site cannot be ruled whesion and wellbeing, or increase na crime.	out. However,			
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
16 Health	hospital (Le semi-natur	eeds Road al habitats	Comn with o	nunity Hos pportunition	spital). Re es for out	esidents at t door exercis	cal Centre. The site is 1.4km away from the site would have good access to a see and community engagement, both of the development.	diverse range of			
		++	Р	LT	IR	Н	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
17 Education							stminster Church Primary School and ge, is 300m north east of the site.	d Wapping First			
		+	Р	ĹT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment		es. For exa	ample,	the Cana	l Road Er		range of high quality and diverse emp Zone is 50m west of the site and Fors				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	such as by for local bu	increasino Isinesses.	g the de An imp	emand for provemen	r local god t in the bu	ods and ser uilt environm	e a minor beneficial impact on the loc- vices and enhancing the pool of poter nent could lead to an improved attract help tackle local deprivation.	ntial employees			

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CR/033 – North Avenue, Manningham	0.8	Recycling centre and	PDL	30 dwellings	Preferred Option: CR4/H
Summary of assessment for CR/033	<u> </u>	vegetation			0114/11

The site could deliver major positive effects for residents on both the transport and education SA Objectives as a result of being within the target distances for all necessary bus stops and railway stations and centres for primary and secondary education.

A Conservation Areas lies are directly adjacent to the site, the settings of which could be adversely affected by the development. A major adverse effect has been predicted for air quality as the site lies within a CAZ and therefore would make achieving air quality improvement targets more difficult.

		Effect on	SA Obje	ctive								
SA Objective	Baseline trend	Score of effect	Permanence	Permanence Duration		Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
3 Land &		-	Р	LT	IR	М	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e				
Buildings	Site is curr	ently a rec	ycling c	centre. Al	<u>C Grade</u>	at the site is	s 'Urban'. Site coincides with a coal I	MSA.				
4 Climate change	0	+	Р	LT	IR .	M	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
resilience	impermeat						lowever, development could lead to a	an increase in				
	impermear	Jie Suriace	S, COITI	I T	IR	M M	SP9, EN1, EN2, EN7, EN9	5a – 5e				
5 Water	Site does r	not coincid	e with a	GSP7 a			of a surface waterbody. Developme					
resources						water consu		int at the site				
	Would bo ii	-	P	IT	IR	M	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f				
	TPO wood	land habita	-	west of th			us GI elements including trees and is					
6 Biodiversity							opment here could reduce biodiversi					
& geodiversity							some trees within site boundary (no					
o ,							as through impacts on root zones a					
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b				
7 Landscape	Developme	ent at this I	ocation	would no	ot result in	a discernit	ole effect on any landscape designati	on, including				
/ Landscape												
	National Parks or AONBs. New development may be an opportunity to better ensure the site has a positive influence on the local townscape, by incorporating GI elements and high quality design (as required by various											
& townscape												
	influence c	n the local	towns	cape, by i	incorporat	ting GI elem						
	influence of Local Plan	n the local policies), a	townso althoug P	cape, by i h this is s LT	incorporat comewhat IR	ting GI elem dependent H	nents and high quality design (as requon implementation SP2, SP10, EN3, EN4, EN5, EN6, DS3	uired by various 8a, 8b				
& townscape	influence of Local Plan St Pauls C	on the local policies), a - onservatio	townso althoug P n Area	cape, by in this is so that LT is directly	incorporations incorporation i	ting GI elem dependent H to this site.	nents and high quality design (as requent on implementation SP2, SP10, EN3, EN4, EN5, EN6, DS3 Apsley Crescent, Southfeild Square	uired by various  8a, 8b and North Park				
& townscape  8 Cultural	influence of Local Plan St Pauls C Road Cons	on the local policies), a conservation a	townso althoug P n Area areas ar	cape, by in this is so LT is directly re all with	incorporation in	ting GI elemed dependent H to this site. of the site. T	nents and high quality design (as requent implementation SP2, SP10, EN3, EN4, EN5, EN6, DS3 Apsley Crescent, Southfeild Square here are two Listed Buildings 200m f	8a, 8b e and North Park from the site.				
& townscape	st Pauls C Road Cons Developme	policies), a policies), a policies), a policies), a policies polic	townso althoug P n Area reas ar site cou	cape, by in this is so that the LT is directly is all with all potent.	incorporation incorporation in the comewhat in	ting GI elemedependent H t to this site. If the site. To the an adve	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3 Apsley Crescent, Southfeild Square there are two Listed Buildings 200m forse effect on the setting of the Conse	8a, 8b e and North Park from the site.				
& townscape  8 Cultural	st Pauls C Road Cons Developme	policies), a policies), a policies), a policies), a policies polic	townso althoug P n Area reas ar site cou	cape, by in this is so that the LT is directly is all with all potent.	incorporation incorporation in the comewhat in	ting GI elemedependent H t to this site. If the site. To the an adve	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3 Apsley Crescent, Southfeild Square there are two Listed Buildings 200m forse effect on the setting of the Consequire WHS buffer zone.	8a, 8b e and North Park from the site.				
& townscape  8 Cultural	St Pauls C Road Cons Development and nearby	on the local policies), a policies), a policies), a policies polic	townson althoug P n Area areas areasite counildings. P	cape, by in this is so LT is directly e all with ald potent. The site	incorporate comewhat somewhat a IR adjacent in 430m contailly resulting the source of	ting GI elem dependent H t to this site. If the site. T t in an adve hin the Salta	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square there are two Listed Buildings 200m forse effect on the setting of the Conseare WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, H09	8a, 8b e and North Park from the site. ervation Areas  9a – 9e				
& townscape  8 Cultural	St Pauls C Road Cons Developme and nearby  The development of the deve	on the local policies), a policies), a policies), a policies polic	townso althoug P n Area reas ar site cou illdings. P	cape, by h this is s LT is directly e all with ald potent The site LT n to the eake achie	incorporate comewhat IR adjacent in 430m contailly result is not with IR ast of the ving air quarter and are quarter as the contail in the co	ting GI elem dependent H to this site. If the site. T t in an adve hin the Salta M Manningha uality impro	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square there are two Listed Buildings 200m forse effect on the setting of the Conseare WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, H09  m Lane, Queens Road AQMA. The symmetric setting of the conseare which is the conseared that the setting of the conseared the setting of the conseared that the setting of the co	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within instruction and				
& townscape  8 Cultural heritage	St Pauls C Road Cons Developme and nearby  The development occupation	on the local policies), a policies), a policies), a policies polic	townscalthoug P n Area reas ar site cou illdings. P e is 30m ould ma	cape, by in this is size.  LT  is directly re all with all potent.  The site.  LT  In to the enake achie ould be e	incorporate comewhat IR adjacent in 430m contailly result is not with IR ast of the ving air quarter to the contail in the con	ting GI elem dependent H to this site. If the site. T tin an adve hin the Salta M Manningha uality impropersult in a	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square there are two Listed Buildings 200m forse effect on the setting of the Conseare WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  m Lane, Queens Road AQMA. The symmetric targets more difficult. The cominor increase in air pollution in relations.	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within instruction and				
& townscape  8 Cultural heritage	St Pauls C Road Cons Developme and nearby  The development occupation	on the local policies), a policies), a policies), a policies polic	townscalthoug P n Area reas ar site cou illdings. P e is 30m ould ma	cape, by in this is size.  LT  is directly re all with all potent.  The site.  LT  In to the enake achie ould be e	incorporate comewhat IR adjacent in 430m contailly result is not with IR ast of the ving air quarter to the contail in the con	ting GI elem dependent H to this site. If the site. T tin an adve hin the Salta M Manningha uality impropersult in a	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square there are two Listed Buildings 200m forse effect on the setting of the Conseare WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, H09  m Lane, Queens Road AQMA. The symmetric setting of the conseare which is the conseared that the setting of the conseared the setting of the conseared that the setting of the co	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within instruction and				
& townscape  8 Cultural heritage	St Pauls C Road Cons Developme and nearby  The develor CAZ and to	on the local policies), a policies), a policies), a policies polic	townscalthoug P n Area reas ar site cou illdings. P e is 30m ould ma	cape, by in this is size.  LT  is directly re all with all potent.  The site.  LT  In to the enake achie ould be e	incorporate comewhat IR adjacent in 430m contailly result is not with IR ast of the ving air quarter to the contail in the con	ting GI elem dependent H to this site. If the site. T tin an adve hin the Salta M Manningha uality impropersult in a	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square here are two Listed Buildings 200m for the setting of the Conseare WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  m Lane, Queens Road AQMA. The sevement targets more difficult. The cominor increase in air pollution in relating to movements.	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within instruction and				
& townscape  8 Cultural heritage  9 Air quality	St Pauls C Road Cons Developme and nearby  The develo CAZ and the occupation levels due	on the local policies), a conservation as ent at this so poment site nerefore who for pollution to pollution the local policies.	townso althoug P n Area reas ar site cou illdings. P e is 30n ould ma ould ma omes we n assoc	cape, by h this is s LT is directly re all with ald potent. The site  LT in to the eake achie ould be e iated with	incorporate comewhat IR adjacent in 430m contains not with IR ast of the ving air quarter to homes a IR	ting GI elem dependent H to this site. If the site. T tin an adversiment him the Salta M Manningha uality improoresult in a and transpore H	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square here are two Listed Buildings 200m for the setting of the Consequence WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  m Lane, Queens Road AQMA. The sequence transport transport to minor increase in air pollution in relating to the consequence of the	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within nstruction and ition to existing				
& townscape  8 Cultural heritage	Influence of Local Plan  St Pauls C Road Const Development and nearby  The develor CAZ and the occupation levels due	on the local policies), a conservation as ent at this so perment site of new hor to pollution.	townse althoug P n Area areas	cape, by the this is so and the site of the eliated with the site of the site	incorporate comewhat IR adjacent in 430m contains not with IR ast of the ving air quarter to homes a IR bus stops	ting GI elem dependent H to this site. If the site. T t in an adversiment him the Salts M Manningha uality improoresult in a and transport H salong Que	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square here are two Listed Buildings 200m forse effect on the setting of the Consequire WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  m Lane, Queens Road AQMA. The sevement targets more difficult. The cominor increase in air pollution in related movements.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  ens Road and Canal Road, with frequence in the second secon	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within instruction and ation to existing  10a – 10d uent services.				
& townscape  8 Cultural heritage  9 Air quality	Influence of Local Plan  St Pauls C Road Const Development and nearby  The develor CAZ and the occupation levels due	on the local policies), a conservation as ent at this so poment site therefore who fine pollution to pollution the connected at railway so policies.	townso townso although P n Area areas areas areas ite coulildings.  P e is 30m ould maximum associum associum p d to sureatation i	cape, by the this is so and the site of the end of the	incorporate comewhat IR adjacent in 430m contains not with IR ast of the ving air quarter to homes a IR bus stops south at B	ting GI elem dependent H to this site. If the site. The tin an adversion of the Salta M Manningha uality improoresult in a and transport H salong Questadford Formatten dependent of the salong Questadford Formatten dependent de	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square here are two Listed Buildings 200m for the setting of the Consequence WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  m Lane, Queens Road AQMA. The set we were transfer to minor increase in air pollution in related the movements.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  ens Road and Canal Road, with frequence ster Square Railway Station. The site	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within instruction and ation to existing  10a – 10d uent services.				
& townscape  8 Cultural heritage  9 Air quality	Influence of Local Plan  St Pauls C Road Const Development and nearby  The develor CAZ and the occupation levels due	on the local policies), a conservation as ent at this so poment site therefore who fine pollution to pollution the connected at railway so policies.	townso townso although P n Area areas areas areas ite coulildings.  P e is 30m ould maximum associum associum p d to sureatation i	cape, by the this is so and the site of the end of the	incorporate comewhat IR adjacent in 430m contains not with IR ast of the ving air quarter to homes a IR bus stops south at B	ting GI elem dependent H to this site. If the site. The tin an adversion of the Salta M Manningha uality improoresult in a and transport H salong Questadford Formatten dependent of the salong Questadford Formatten dependent de	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square here are two Listed Buildings 200m forse effect on the setting of the Consequire WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  m Lane, Queens Road AQMA. The sevement targets more difficult. The cominor increase in air pollution in related movements.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 ens Road and Canal Road, with frequency ster Square Railway Station. The site vith a limited amount of cycle paths.	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within instruction and ation to existing  10a – 10d uent services.				
& townscape  8 Cultural heritage  9 Air quality	Influence of Local Plan  St Pauls C Road Const Development and nearby  The develor CAZ and the occupation levels due	on the local policies), a conservation as ent at this so poment site therefore who fine pollution to pollution the connected at railway so policies.	townso townso although P n Area areas areas areas ite coulildings.  P e is 30m ould maximum associum associum p d to sureatation i	cape, by the this is so and the site of the end of the	incorporate comewhat IR adjacent in 430m contains not with IR ast of the ving air quarter to homes a IR bus stops south at B	ting GI elem dependent H to this site. If the site. The tin an adversion of the Salta M Manningha uality improoresult in a and transport H salong Questadford Formatten dependent of the salong Questadford Formatten dependent de	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square here are two Listed Buildings 200m forse effect on the setting of the Consequire WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  m Lane, Queens Road AQMA. The sevement targets more difficult. The cominor increase in air pollution in related movements.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 ens Road and Canal Road, with frequency ster Square Railway Station. The site with a limited amount of cycle paths.  SP8, HO1, HO2, HO3, HO4, HO5, HO6,	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within instruction and ation to existing  10a – 10d uent services.				
& townscape  8 Cultural heritage  9 Air quality	Site is well The neares	on the local policies), a conservation as ent at this so Listed Buch poment site of new hor to pollution to pollution connected at railway spedestriar +	townso although P n Area areas areas are site coulildings. P e is 30m ould make mes with association in as, but see P	cape, by a h this is so LT is directly e all with ald potent. The site LT in to the eake achie ould be e eiated with LT rounding s 1.3km somewhall LT	incorporate comewhat IR adjacent in 430m coially result is not with IR ast of the ving air quayected to homes a IR bus stops south at B t limited for IR	ting GI elem dependent H to this site. If the site. The tin an adversal multiple of the Salta M Manningha wality improvement or result in a and transport H salong Questadford For or cyclists well.	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square here are two Listed Buildings 200m for the setting of the Consequire WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  m Lane, Queens Road AQMA. The symmetric transport trans	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within instruction and ation to existing  10a – 10d uent services. e has good  11a				
& townscape  8 Cultural heritage  9 Air quality	Influence of Local Plan  St Pauls C Road Const Development and nearby  The develor CAZ and the occupation levels due  Site is well The nearest access for the site constitution of the con	on the local policies), a conservation as ent at this so Listed But the policies where the policies of new hor to pollution to pollution to pollution to pollution the policies of railways pedestriar the policies of the pol	townso although P n Area areas areas areas ite coulildings. P e is 30m ould make mes won association in as, but s P a minor	cape, by a h this is so LT is directly e all with ald potent. The site LT in to the eake achie ould be e eiated with LT rounding s 1.3km somewhat LT positive	incorporate comewhat IR adjacent in 430m coially result is not with IR ast of the ving air quayected to homes a IR bus stops south at B t limited for IR contribution.	ting GI elem dependent H to this site. If the site. The tin an adversal multiple of the Salta M Manningha wality improvement or result in a and transport or cyclists with H to towards	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square here are two Listed Buildings 200m for the setting of the Consequire WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  m Lane, Queens Road AQMA. The symmetrian transport tran	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within nstruction and ation to existing  10a – 10d uent services. e has good  11a depending on				
& townscape  8 Cultural heritage  9 Air quality  10 Transport	Influence of Local Plan  St Pauls C Road Const Development and nearby  The development occupation levels due  Site is well The nearest access for the types at	on the local policies), a policies), a conservation a sent at this so Listed But the policies who is a policies of new horizon and the policies of the policie	townso although P n Area areas areas areas ite coulildings.  P e is 30m ould make mes with association in association in as, but see a minor sof the	cape, by a h this is so LT is directly e all with ald potent. The site LT in to the eake achie ould be e isted with LT rounding s 1.3km somewhat LT positive housing	incorporate comewhat IR adjacent in 430m coially result is not with IR ast of the ving air quayected to homes a IR bus stops south at B t limited for IR contributions provide	ting GI elem dependent H to this site. If the site. T t in an advehin the Salta M Manningha uality improporesult in a and transpore Gresult in a and transpore Gresult in a land transpore Gresult in	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square here are two Listed Buildings 200m for the setting of the Consequire WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, H09  m Lane, Queens Road AQMA. The symmetrian transport and are pollution in relating the movements.  SP7, SP9, DS4, H09, TR1, TR2, TR3, TR4, TR5, TR6 ens Road and Canal Road, with frequents are square Railway Station. The site with a limited amount of cycle paths.  SP8, H01, H02, H03, H04, H05, H06, H07, H08, H09, H010 satisfying Bradford's housing needs, hithe Local Plan policies. The development is specifically and statisfying Bradford's housing needs, hithe Local Plan policies. The development is specifically and statisfying Bradford's housing needs, hithe Local Plan policies. The development is specifically and statisfying Bradford's housing needs, hithe Local Plan policies. The development is specifically and statisfying Bradford's housing needs, hithe Local Plan policies.	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within nstruction and ation to existing  10a – 10d uent services. e has good  11a depending on epment would				
& townscape  8 Cultural heritage  9 Air quality  10 Transport	Influence of Local Plan  St Pauls C Road Const Development and nearby  The development occupation levels due  Site is well The nearest access for the types a meet the nearest near the nearest near the	on the local policies), a policies), a policies), a conservation a cent at this so perment site perefore we for the policies of new hot to pollution	townsalthough P n Area areas a	cape, by in this is so LT is directly e all with ald potent. The site LT in to the eake achie ould be eitated with LT rounding s 1.3km somewhat LT positive housing f policies	incorporate comewhat IR adjacent in 430m coially result is not with IR ast of the ving air quayected to homes a IR bus stops south at B t limited for IR contribution is provide HO4 and	ting GI elem dependent H to this site. If the site. T t in an advehin the Salta M Manningha uality improporesult in a and transpore Gresult in a land transpore Gresult in	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square here are two Listed Buildings 200m for the setting of the Consequence which buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, H09  m Lane, Queens Road AQMA. The set we were targets more difficult. The common increase in air pollution in relating the movements.  SP7, SP9, DS4, H09, TR1, TR2, TR3, TR4, TR5, TR6  ens Road and Canal Road, with frequency ster Square Railway Station. The site with a limited amount of cycle paths.  SP8, H01, H02, H03, H04, H05, H06, H07, H08, H09, H010  satisfying Bradford's housing needs, the Local Plan policies. The develor more homes, or an area of more that	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within nstruction and ation to existing  10a – 10d uent services. e has good  11a depending on epment would				
& townscape  8 Cultural heritage  9 Air quality  10 Transport	Influence of Local Plan  St Pauls C Road Const Development and nearby  The development occupation levels due  Site is well The nearest access for the types a meet the nearest near the nearest near the	on the local policies), a policies), a policies), a conservation a cent at this so perment site perefore we for the policies of new hot to pollution	townsalthough P n Area areas a	cape, by in this is so LT is directly e all with ald potent. The site LT in to the eake achie ould be eitated with LT rounding s 1.3km somewhat LT positive housing f policies	incorporate comewhat IR adjacent in 430m coially result is not with IR ast of the ving air quayected to homes a IR bus stops south at B t limited for IR contribution is provide HO4 and	ting GI elem dependent H to this site. If the site. T t in an advehin the Salta M Manningha uality improporesult in a and transpore Gresult in a land transpore Gresult in	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square here are two Listed Buildings 200m for the setting of the Consequire WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, H09  m Lane, Queens Road AQMA. The symmetrian transport and are pollution in relating the movement targets more difficult. The common increase in air pollution in relating the movements.  SP7, SP9, DS4, H09, TR1, TR2, TR3, TR4, TR5, TR6  ens Road and Canal Road, with frequency ster Square Railway Station. The site with a limited amount of cycle paths.  SP8, H01, H02, H03, H04, H05, H06, H07, H08, H09, H010  satisfying Bradford's housing needs, the Local Plan policies. The development of the set or reflect local need.	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within nstruction and ation to existing  10a – 10d uent services. e has good  11a depending on epment would				
& townscape  8 Cultural heritage  9 Air quality  10 Transport  11 Housing	Influence of Local Plan  St Pauls C Road Const Development and nearby  The development occupation levels due  Site is well The nearest access for the types a meet the nearest near the nearest near the	on the local policies), a policies), a policies), a conservation a cent at this so perment site perefore we for the policies of new hot to pollution	townsalthough P n Area areas a	cape, by in this is so LT is directly e all with ald potent. The site LT in to the eake achie ould be eitated with LT rounding s 1.3km somewhat LT positive housing f policies	incorporate comewhat IR adjacent in 430m coially result is not with IR ast of the ving air quayected to homes a IR bus stops south at B t limited for IR contribution is provide HO4 and	ting GI elem dependent H to this site. If the site. T t in an advehin the Salta M Manningha uality improporesult in a and transpore Gresult in a land transpore Gresult in	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square there are two Listed Buildings 200m for the setting of the Consequire WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  m Lane, Queens Road AQMA. The set of the common increase in air pollution in relating the movement targets more difficult. The common increase in air pollution in relating the movements.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  ens Road and Canal Road, with frequency ster Square Railway Station. The site with a limited amount of cycle paths.  SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10  satisfying Bradford's housing needs, the Local Plan policies. The development of the set or reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, SP15, HO8, SP2, SP3, SP8, SP9, SP10, SP15, HO8, SP15, HO8, SP2, SP3, SP8, SP9, SP10, SP15, HO8, SP15, HO8, SP2, SP3, SP8, SP9, SP10, SP15, HO8, SP2, SP3, SP8, SP9, SP10, SP15, HO8, SP15, HO8, SP2, SP3, SP8, SP9, SP10, SP15, HO8, SP15, HO8, SP2, SP3, SP8, SP9, SP10, SP15, HO8, SP2, SP3, SP4, SP9, SP10, SP15, HO8, SP2, SP3, SP4, SP9, SP10, SP15, HO8, SP15, H	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within nstruction and ation to existing  10a – 10d uent services. e has good  11a depending on epment would				
& townscape  8 Cultural heritage  9 Air quality  10 Transport  11 Housing	Influence of Local Plan  St Pauls C Road Cons Development and nearby  The development occupation levels due  Site is well The nearest access for the types a meet the management of the specify aspecify	on the local policies), a policies), a conservation a servation a servation at this so Listed But a conservation at this so poment site of new hor to pollution at the connected strailways spedestriar a policy and tenures a	reas arreas arre	cape, by in this is so LT is directly e all with ald potent. The site LT in to the eake achie ould be eitated with LT rounding s 1.3km somewhat LT positive housing f policies sing mix LT	incorporate comewhat IR adjacent in 430m co ially result is not with IR ast of the ving air quayected to homes a IR bus stops south at B t limited for IR contribution is provide HO4 and and afforco IR	ting GI elem dependent H to this site. If the site. T t in an adversion him the Salta M Manningha uality improversult in a and transport H salta H on towards and in line wit HO5 (10 or dable house H	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square here are two Listed Buildings 200m for the setting of the Consequence WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, H09  m Lane, Queens Road AQMA. The set wement targets more difficult. The common increase in air pollution in relating the movements.  SP7, SP9, DS4, H09, TR1, TR2, TR3, TR4, TR5, TR6 ens Road and Canal Road, with frequency ster Square Railway Station. The site with a limited amount of cycle paths.  SP8, H01, H02, H03, H04, H05, H06, H07, H08, H09, H010 satisfying Bradford's housing needs, the Local Plan policies. The development of the set to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, C02	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within nstruction and ation to existing  10a – 10d uent services. e has good  11a depending on opment would an 0.5ha), that				
& townscape  8 Cultural heritage  9 Air quality  10 Transport  11 Housing	Influence of Local Plan  St Pauls C Road Cons Development and nearby  The development occupation levels due  Site is well The nearest access for the types a meet the magnetic specify aspecify	on the local policies), a policies), a policies), a policies), a policies p	reas arrisite could ill dings.  P n Area arreas arrisite could ill dings.  P e is 30m ould may mes won associate to sur station in its, but series of the iteria of as hould ill would ill wo	cape, by in this is so LT is directly e all with ald potent. The site LT in to the eake achie ould be eitated with LT rounding s 1.3km soomewhat LT positive housing f policies sing mix LT in ave good.	incorporate comewhat IR adjacent in 430m co ially result is not with IR ast of the ving air quayected to homes a IR bus stops south at B t limited for IR contribution is provide HO4 and and afforco IR	ting GI elem dependent H to this site. If the site. T t in an adversion him the Salta M Manningha uality improversult in a and transport H salta H on towards and in line wit HO5 (10 or dable house H	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square there are two Listed Buildings 200m for the setting of the Consequire WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  m Lane, Queens Road AQMA. The set of the common increase in air pollution in relating the movement targets more difficult. The common increase in air pollution in relating the movements.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  ens Road and Canal Road, with frequency ster Square Railway Station. The site with a limited amount of cycle paths.  SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10  satisfying Bradford's housing needs, the Local Plan policies. The development of the set or reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, SP15, HO8, SP2, SP3, SP8, SP9, SP10, SP15, HO8, SP15, HO8, SP2, SP3, SP8, SP9, SP10, SP15, HO8, SP15, HO8, SP2, SP3, SP8, SP9, SP10, SP15, HO8, SP2, SP3, SP8, SP9, SP10, SP15, HO8, SP15, HO8, SP2, SP3, SP8, SP9, SP10, SP15, HO8, SP15, HO8, SP2, SP3, SP8, SP9, SP10, SP15, HO8, SP2, SP3, SP4, SP9, SP10, SP15, HO8, SP2, SP3, SP4, SP9, SP10, SP15, HO8, SP15, H	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within nstruction and ation to existing  10a – 10d uent services. e has good  11a depending on opment would an 0.5ha), that				
& townscape  8 Cultural heritage  9 Air quality  10 Transport  11 Housing	Influence of Local Plan  St Pauls C Road Cons Development and nearby  The development occupation levels due  Site is well The nearest access for the types a meet the management of the specify aspecify	on the local policies), a policies), a policies), a policies on a cent at this so perecept at this so perecept railway so pedestriar + buld make and tenures pects such at the site	reas arrisite could ill dings.  P n Area arreas arrisite could ill dings.  P e is 30m ould may mes won associate to sur station in its, but series of the iteria of as hould ill would ill wo	cape, by in this is so LT is directly e all with ald potent. The site LT in to the eake achie ould be eitated with LT rounding s 1.3km soomewhat LT positive housing f policies sing mix LT in ave good.	incorporate comewhat IR adjacent in 430m co ially result is not with IR ast of the ving air quayected to homes a IR bus stops south at B t limited for IR contribution is provide HO4 and and afforco IR	ting GI elem dependent H to this site. If the site. T t in an adversion him the Salta M Manningha uality improversult in a and transport H salta H on towards and in line wit HO5 (10 or dable house H	nents and high quality design (as requon implementation  SP2, SP10, EN3, EN4, EN5, EN6, DS3  Apsley Crescent, Southfeild Square here are two Listed Buildings 200m for the setting of the Consequence WHS buffer zone.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, H09  m Lane, Queens Road AQMA. The set wement targets more difficult. The common increase in air pollution in relating the movements.  SP7, SP9, DS4, H09, TR1, TR2, TR3, TR4, TR5, TR6 ens Road and Canal Road, with frequency ster Square Railway Station. The site with a limited amount of cycle paths.  SP8, H01, H02, H03, H04, H05, H06, H07, H08, H09, H010 satisfying Bradford's housing needs, the Local Plan policies. The development of the set to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, C02	8a, 8b e and North Park from the site. ervation Areas  9a – 9e site lies within nstruction and ation to existing  10a – 10d uent services. e has good  11a depending on opment would an 0.5ha), that				

		Effect on	SA Obje	ctive	_					
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
13 Social cohesion		, without th	ne deve	lopment l	being of a	scale that	nity, encouraging participation and commay put pressure on local services an			
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a		
leisure	restaurants	s, churches	s and o	utdoor lei	sure space		of culture and leisure opportunities inc ng Peel Park, Lister Park and King Ge ail park.			
		+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a		
15 Safe & secure	location when new development	nere there opment co	are cur uld pote	rently nor entially er	ne, and so nhance co	an increas		out. However,		
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b		
16 Health	Site is 600m east of the nearest GP surgery. The site is 2.4km away from the nearest hospital (Leeds Road Community Hospital). Residents at the site would have good access to a diverse range of semi-natural habitats with opportunities for outdoor exercise and community engagement, both of which could improve both physical and mental health for the residents of the development.									
		++	Р	LT	IR	H	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
17 Education	secondary	school, College fac	ne In A	Million F	ree Scho m of the s	ol Cliffe, is a site (Beacor	School, is 900m south of the site. The 300m south of the site. There are also by Villa St Josephs Catholic College and	two higher		
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
Employment							range of high quality and diverse emp Zone is directly adjacent to of the site.	•		
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy	such as by for local bu	increasing Isinesses.	g the de An imp	emand for provemen	r local god t in the bu	ods and ser lilt environm	e a minor beneficial impact on the loca vices and enhancing the pool of poter nent could lead to an improved attracti help tackle local deprivation.	ntial employees		

Site reference and Name	Size (ha)	Existing site uses	Brownfield/g reenfield split	Potential development	Status
CR/034 – Frizinghall	0.70	Industrial buildings and	DDI		Preferred Option:
Road	0.76	hardstanding. Few trees on site boundaries.	PDL	42 dwellings	CR5/H

## Summary of assessment for CR/034:

The site could deliver major positive effects for residents on both the transport and education SA Objectives as a result of being within the target distances for all necessary bus stops and railway stations and centres for primary and secondary education. The site is PDL containing existing buildings, and as such new development here would provide the opportunity for achieving biodiversity net gains and enhancing the local townscape character, depending on the implementation of the development. A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being within the CAZ. The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

		Effect on	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		+/-	Р	LT	IR	М	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings	Site is PDL land subject						es with a coal MSA. Site would be an e	efficient use of
4 Climate		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
change resilience	Site is in Fi						lowever, development could lead to a	n increase in
5 Water		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources						within 100m water consu	n of a surface waterbody. Developmen imption.	t at the site
			Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9 us GI elements including trees and is	6a – 6f
6 Biodiversity & geodiversity	developme clearance. Despite thi in its curre the site suc	ent here co Additional s, the site nt condition ch as throu Screening	ould advoly, the sist PDL n. New ugh the process	versely aff site is 60r containin developn introduct s has ider	fect these in north of ig building nent here ion of GI ntified tha	trees, such priority woods. It is cons would be a elements.	some trees within site boundary (no The asthrough impacts on root zones an odland habitat and 80m east of grassistice of the belikely that it is of limited be good opportunity to deliver biodiversificant effects on the South Pennine Medical Communication.	d vegetation and habitat. iodiversity value ty net gains at oors SPA/SAC
		+	Р	LT	IR	M	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7 Landscape & townscape	National Pascope for redevelopme local towns that the ne	arks or AC new develoent at the s scape char w develop	NBs. Topment ite wou acter, sometiment is ton the	he site is to adversuld be an osuch as be of a high a design a	PDL and sely alter to opportunity incorportunity incorportunity dand imples	contains ex the local char ty to ensure rating GI ele esign (as re mentation o	ole effect on any landscape designation kisting buildings. There may therefore aracter. It is considered to be likely that that this location has a more positive ements of high visual amenity value or equired by various Local Plan policies) of development.	be limited at new influence on the by ensuring
		-	P	LT	IR	Н	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
8 Cultural heritage	site. (Grad II* Listed B	e II Listed buildings: 'f fect on the	Building Frizley setting	gs: 'Swan Old Hall' a	n Hill and I and Frizin	barn adjoini gley Hall').	e. There are four Listed Buildings with ing' and 'Black Swan Public House' as Development at this site could potention ad nearby Listed Buildings. The site is	well as Grade ally result in an
9 Air quality			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e

		Effect on	SA Obje	ctive		1						
SA Objective	Baseline trend	trend Score of effect		Permanence Duration		Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
	make achie	eving air q expected to	uality ir result	nproveme in a mino	ent targets or increase	s more diffic e in air pollu	QMA. The site lies within CAZ and the cult. The construction and occupation tion in relation to existing levels due to	of new homes				
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
10 Transport	from the si (Frizinghal	te offering I Railway S	, freque Station)	ent service as the si	es. The ne te is adjac	earest railwater	nghall Road and Canal Road, with tway station adjacent to the eastern periexisting railway line. The site has good amount of cycle paths.	meter				
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
11 Housing	the types a	and tenure: ninimum cr	s of the iteria o	housing f policies	is provide HO4 and	ed in line wit HO5 (10 or	satisfying Bradford's housing needs, h the Local Plan policies. The develop more homes, or an area of more that to reflect local need.	oment would				
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a				
services	Residents at the site would have good access to key services and amenities including those on Canal Road. Reduced number of services within 600m, compared to other sites, however.											
42 Casial		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
13 Social cohesion	Site would situate new residents within an existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.											
440 %		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
14 Culture & leisure	restaurants	s, churche	s and o	utdoor le	isure spac		of culture and leisure opportunities inc ig Lister Park and King George V Mer					
		+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
15 Safe & secure	location when new development	nere there opment co	are cur uld pote	rently nor entially er	ne, and so nhance co	an increas	oduce new potential targets and victing in crime at the site cannot be ruled whesion and wellbeing, or increase naterime.	out. However,				
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
16 Health	nearest ho natural hab	spital (Shi	pley Ho opportu	spital). R inities for	esidents a outdoor e	at the site we exercise and	ledical Centre. The site is 1.8km away rould have good access to a diverse red community engagement, both of whof the development.	ange of semi-				
		++	Р	LT	IR	Н	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
17 Education						y School, is uth of the si	160m north of the site. The nearest ste.	econdary				
18	Site would	+	P	LT with goo	IR od access	H to a broad	SP6, SP14, SP16, EC1, EC2, EC3, EC4 range of high quality and diverse emp	18a, 18b				
Employment							range of nigh quality and diverse emp Zone 450m south of the site.	юуттети				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	such as by	increasing	g the de	emand fo	r local god	ods and ser	e a minor beneficial impact on the location vices and enhancing the pool of poter tent could lead to an improved attraction	ntial employees				
							help tackle local deprivation.	IVELIESS IO LITE				

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield	Potential	Status
Site reference and Maine	Size (IIa)	Laisting site uses	split	development	

CR/036 – North Bolton Hall Road	0.84	Disused warehouse	PDL	Preferred Option: CR6/H
11000				

# Summary of assessment for CR/036:

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

The site could deliver major positive effects for residents on both the transport and education SA Objectives as a result of being within the target distances for all necessary bus stops and railway stations and centres for primary and secondary education. The site could deliver positive effects for the surrounding landscape and townscape, as it is considered to be likely that new development would be an opportunity to ensure that this location has a more positive influence on the local townscape character.

		Effect on	SA Objec	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
3 Land & Buildings	use of the site could be ALC of the	land resou be re-used site is of u issues wit	rce, sub but the Irban gr	pject to the p re-use of made. A smal	ootential ef aterials wo I northern	fects on the ould improv patch of CF	micides with a coal MSA. Site would MSA. It is unknown if the existing the resource-efficiency of any displayed is on a landfill site and there to be remediated before development.	g buildings on- evelopment. The efore there are
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience	Site is in F	Z1 and is r	not at ris	sk of surface	water floo	oding.		
5 Water resources				LT GSPZ and minor increa			SP9, EN1, EN2, EN7, EN9 surface waterbody. Developmer	5a – 5e at at the site
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9 could be an opportunity to enhance	6a – 6f
6 Biodiversity & geodiversity	network. A affected by trees locate opposite si local habita The HRA S	TPO wood developmed 150m s de of Bolto at connecti Screening	dland lie nent at t outh we on Hall I vity. orocess s canno	es 20m from he site, such est of the site Road. The load has identified to be ruled o	the site's n as through as through as through as Deciduo ass of this add that like the at this s	eastern per gh impacts ous woodlan habitat wou ely significan tage.	onnectivity of the local and wider of imeter, which could potentially be on the root zone. There are also a d, a priority habitat, is 30m south lld reduce the site's biodiversity vant effects on the South Pennine M	adversely cluster of TPO east on the alue and reduce oors SPA/SAC
7 Landscape & townscape	National Pa areas conta therefore b surrounds developme local towns that the ne	arks or AO aining GI e likely to the site wo that the s cape char w develop	NBs. Helements adverse buld help ite would acter, s	owever, resis of potentially alter the lot of the lot o	dential de Illy high vis ocal towns potential i ortunity to corporatin ality desig	velopment a sual amenity scape and la magnitude of ensure tha g GI element n (as requir	SP2, EN1, EN3, EN5, EN6, DS2, DS3 effect on any landscape designation at this site could result in the loss of including trees and woodland, a sandscape character. The existing of effects. It is considered to be like this location has a more positive ints of high visual amenity value of the ded by various Local Plan policies) welopment.	on, including of adjacent ind it would built form which ely that new influence on the by ensuring
8 Cultural heritage	Developme	O ent at the s	n/a site wou	n/a ld be unlikel	n/a y to have	H a discernible	SP2, SP10, EN3, EN4, EN5, EN6, DS3 e effect on any heritage asset or h	None nistoric area.
		-	P	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9e
9 Air quality	new homes	s would be	expect		in a minor	increase in	A or CAZ. The construction and o air pollution in relation to existing	-

		Effect on	SA Object	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	the site ald	ong Gaisby	/ Lane. <sup>-</sup>	The nearest	railway st	ation is 580	ere are also a number of bus stops m west at Frizinghall. The site has d amount of cycle paths.	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	the types a	and tenure ninimum c	s of the riteria of	housing is policies HO	rovided in 4 and HO	line with th 5 (10 or mo	sfying Bradford's housing needs, the Local Plan policies. The develop the homes, or an area of more that to reflect local need.	oment would
12 Accessible		+	Р	LT	IR	М	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
services				orth of the sit broad range			ne site is 500m from the nearest so amenities.	ervice centre or
10.0		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	interaction	, without th	ne deve		ng of a sca	ale that may	, encouraging participation and co put pressure on local services an	
		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
14 Culture & eisure		s, churche					ulture and leisure opportunities inc colton Wood Park and King George	
		+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location who new development	here there opment co	are curi uld pote	rently none,	and so an nce comm	increase in unity cohes	ce new potential targets and victing crime at the site cannot be ruled sion and wellbeing, or increase native.	out. However,
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	hospital (S habitats wi	Shipley Hos ith opportu	spital). F inities fo	Residents at	the site watercise and	ould have g d communit	entre. The site is 2km away from to lood access to a diverse range of some some to the coul- y engagement, both of which coul- nt.	semi-natural
		++	Р	LT	IR	Н	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
7 Education				Poplars Far er Road, is 8				st secondary
8		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
Employment							ge of high quality and diverse empe is 450m south west of the site.	loyment
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	such as by for local bu	increasingusinesses.	g the de An imp	mand for loo rovement in	cal goods the built e	and service nvironment	minor beneficial impact on the local is and enhancing the pool of poter could lead to an improved attraction tackle local deprivation.	ntial employees

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CR/037 – Thornhill		Existing open			Preferred Option:
Avenue	0.6	space	Greenfield	19 dwellings	CR7/H

# Summary of assessment for CR/037:

A major adverse effect is predicted on the land and buildings SA Objective due to the loss of greenfield land.

The HRA Screening process has identified that likely significant effects on the South Pennine Moors SPA/SAC are triggered and thus cannot be ruled out at this stage.

Minor adverse effects were predicted for a range of natural environment themed SA Objectives, primarily as a result of the impacts of new development on a 100% greenfield site (including TPO woodland) 60m from a deciduous woodland priority habitat.

The site could deliver major positive effects for residents on both the transport and education SA Objectives as a result of being within the target distances for all necessary bus stops and railway stations and centres for primary and secondary education.

		Effect on	SA Objec	tive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &			Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings		considered					undary and therefore developments. Site coincides with a coal MSA.	
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience	Site is in F	Z1 and is r		sk of surface				_
5 Water		-	P	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources				GSPZ and minor increa				nt at the site
			Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
6 Biodiversity	I IIKAW TA NA	of same h	indivar	ity valua in i	ite currant	condition I	New development at the site could	l notentially
& geodiversity	adversely impacts or The HRAS	affect the T n root zone Screening	TPO woo s, losse process	odland at the s of function has identifie	e site and ally linked ed that like	priority woo l land or inc ely significa	New development at the site could odland just outside the site, such a reases in recreational disturbance nt effects on the South Pennine M	s through es.
	adversely impacts or The HRAS	affect the T n root zone Screening	rPO woo s, losse process s canno	odland at the s of function has identifient but be ruled on	e site and ally linked ally linked all that like ut at this s	priority woo land or incely significated tage.	odland just outside the site, such a reases in recreational disturbance nt effects on the South Pennine M	s through es. oors SPA/SAC
	adversely impacts or The HRA sare trigger  Developmentational Pareas control protected existing but to be likely positive interest of the protect of the pro	affect the Ton root zone Screening   ed and thu	rPO wors, losse process s canno Plocation NBs. Helements and there ich surridevelopithe locathat the	odland at the s of function has identified to be ruled on LT would not recowever, resis of potential efore be likelounds the siment at the sal townscape new develo	e site and ally linked ed that like ut at this self. IR esult in a control dential defly high visite would his echaracte pment is control extended.	priority wood land or incelly significant tage.  Miscernible evelopment assual amenity after the left to limit be an opport, such as buf a high quant to limit as the left to limit be an opport, such as buf a high quant land to limit the left to limit be an opport, such as buf a high quant land to limit the left to limit the left to limit be an opport, such as buf a high quant land to limit the left to lim	odland just outside the site, such a reases in recreational disturbance	s through es. oors SPA/SAC  7a, 7b on, including of adjacent which are TPO character. The It is considered has a more th visual amenity
& geodiversity  7 Landscape	adversely impacts or The HRA sare trigger  Development National Pareas contexted existing but to be likely positive intervalue or by policies). The trigger impacts of the protect of the	affect the Ton root zone Screening ped and thu ent at this I arks or AO raining GI equal to that new of the control of the con	rPO wors, losse process s canno Plocation NBs. Helements and there ich surridevelopithe locathat the ewhat developing n/a	odland at the s of function has identified to be ruled on LT would not recowever, resists of potential efore be likelounds the siment at the sal townscape new developendent or n/a	e site and ally linked ed that like ut at this suffered like at this suffered like expensive would had be characted pment is conthe design/a	priority wood land or incelly significant tage.  Miscernible evelopment assual amenity after the left to limit be an opport, such as both a high quagn and implements.	odland just outside the site, such a reases in recreational disturbance of the effects on the South Pennine M SP2, EN1, EN3, EN5, EN6, DS2, DS3 effect on any landscape designation at this site could result in the loss by, including trees and woodland (when the local townscape and landscape the potential magnitude of effects ortunity to ensure that this location by incorporating GI elements of high ality design (as required by various ementation of development.  SP2, SP10, EN3, EN4, EN5, EN6, DS3	s through es. oors SPA/SAC  7a, 7b on, including of adjacent which are TPO character. The It is considered has a more th visual amenity s Local Plan  None
& geodiversity  7 Landscape & townscape	adversely impacts or The HRA sare trigger  Development National Pareas contexted existing but to be likely positive intervalue or by policies). The trigger impacts of the protect of the	affect the Ton root zone Screening ped and thu ent at this I arks or AO raining GI equal to that new of the control of the con	rPO wors, losse process s canno Plocation NBs. Helements and there ich surridevelopithe locathat the ewhat developing n/a	odland at the s of function has identified to be ruled on LT would not recowever, resists of potential efore be likelounds the siment at the sal townscape new developendent or n/a	e site and ally linked ed that like ut at this suffered like at this suffered like expensive would had be characted pment is conthe design/a	priority wood land or incelly significant tage.  Miscernible evelopment assual amenity after the left to limit be an opport, such as both a high quagn and implements.	odland just outside the site, such a reases in recreational disturbance of the effects on the South Pennine M SP2, EN1, EN3, EN5, EN6, DS2, DS3 effect on any landscape designation at this site could result in the loss by, including trees and woodland (when the local townscape and landscape the potential magnitude of effects ortunity to ensure that this location by incorporating GI elements of higality design (as required by various ementation of development.  SP2, SP10, EN3, EN4, EN5, EN6,	s through es. oors SPA/SAC  7a, 7b on, including of adjacent which are TPO character. The It is considered has a more th visual amenity s Local Plan  None

		Effect on	SA Object	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
	new home	s would be	expect		in a minor	increase in	A or CAZ. The construction and o air pollution in relation to existing	-
		++	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	of the site	along Gais	sby Lane	e. The neare	est railway	station is 6	There are also a number of bus st 00m west at Frizinghall. The site has amount of cycle paths.	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
1 Housing	the types a meet the n	and tenure ninimum c	s of the riteria of	housing is property housing is policies HC	orovided in 04 and HO	line with th 5 (10 or mo	sfying Bradford's housing needs, e Local Plan policies. The develop tre homes, or an area of more that o reflect local need.	oment would
2 Accessible		+	Р	LT	IR	М	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a
services							The site is 600m from the nearest and amenities.	service centre
2 Social		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
3 Social cohesion	interaction	, without th	ne devel		ng of a sca	le that may	, encouraging participation and co put pressure on local services an	
4 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
eisure		s, churche					Ilture and leisure opportunities inc olton Wood Park and King Georgo	
	,	+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
5 Safe & secure	location who new development	nere there opment co	are curi uld pote	rently none,	and so an nce comm	increase in unity cohes	ce new potential targets and victin crime at the site cannot be ruled sion and wellbeing, or increase na- te.	out. However,
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
6 Health	hospital (S habitats wi	hipley Hos th opportu	spital). F inities fo	Residents at	the site wo	ould have g	entre. The site is 2km away from to ood access to a diverse range of y engagement, both of which coul- nt.	semi-natural
7 Education		++	Р	LT	IR	Н	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
7 Education				Poplars Far er Road, is 8				si secondary
8		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
Employment							ge of high quality and diverse empe is 500m south west of the site.	loyment
		+	P P	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	such as by for local bu	increasin usinesses.	g the de An imp	mand for loc rovement in	cal goods a the built e	and service nvironment	minor beneficial impact on the loca s and enhancing the pool of poter could lead to an improved attracti b tackle local deprivation.	ntial employees

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CR/011/ CR019 – New Bolton Woods	49.32	Mixed PDL/ Greenfield The site is currently in use for a range of uses including employment uses, playing fields and open space and existing residential areas	75% PDL 25% Greenfield		Preferred Option (Commitment): CR8/HC

#### Summary of assessment for CR/011/ CR/019:

The site has been proposed for employment development, which would be likely to deliver a major boost to the range of local employment opportunities at this location whilst also providing a boost to the local economy. A major positive score has therefore been predicted for the employment and economy themed SA Objectives.

A major adverse effect arises for the climate change resilience SA Objective due to a section of site falling within FZ3 and a limited area at high risk of surface water flooding. More detailed flood risk assessments may be likely for the site, and careful consideration given to the layout of the development.

The waterbody present within the site boundary lead to an additional significant adverse effect being predicted on the water resources SA Objective. The construction and occupation of the site could pose a risk to water quality here.

A third major adverse effect is due to the site's location within a CAZ. Additionally, minor adverse effects are predicted for the cultural heritage SA objective due to the sites proximity to five Conservation Areas. Development at this large greenfield site could potentially result in an adverse alteration to the setting of this highly sensitive historic area and nearby heritage assets.

Minor or major (significant) positive effects were predicted for other socio-economic themed SA Objectives due to the additional benefits of a new employment site, such as the potential for increasing the local offering of services and amenities and opportunities to learn new skills.

		Effect on	SA Obje	ctive						
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
		+/-	Р	LT	IR	М	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e		
3 Land & Buildings	be an effici buildings o	ent use of n-site coul	the land	d resourd -used but	ce, subjec t the re-us	t to the pote se of materia	oal MSA. ALC Grade at the site is 'Urential effects on the MSA. It is unknow als would improve the resource-efficies of greenfield land therefore an uncer	n if the existing ency of any		
4 Climate			Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e		
change	Parts of the	e site are l	ocated	in FZ2 ar	nd FZ3. Si	mall section	s of the site are at medium to high ris	k of surface		
resilience							k. Development could lead to an incre	ease in		
	impermeat	le surface	s, com	pared to o	current lev	/els.	<del>_</del>			
			Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e		
5 Water							longside the sites eastern boundary. I			
resources	here could	pose a ris	k to wa	ter quality	y. Develop	oment at the	e site would be likely to result in a min	or increase in		
	water cons	umption.								
		+/-	Р	LT	IR	Н	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f		

		Effect on	SA Obje	ective				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
6 Biodiversity & geodiversity	site as wel used as re Areas of T deciduous on the root biodiversity The site is	I as its concreation of PO woodland zones and value and located wi	ntribution pen spand and These d for pod d reduction	on to the coace will be disclusters to habitats otential site local habitats of a lo	onnectivite mitigate of TPO trocan be acted abitat con ocally destromany	ty of the local distribution of the local di	n opportunity to enhance the biodiver al and wider ecological network. Loss rovision of new open space.  In the site boundary, as well as areas ected by the development, such as the of this habitat would also reduce the but is more than 100m away from a ally/nationally designated sites.	of land formally of priority rough impacts e site's
7 Landscape & townscape	National Pacontaining be likely to surrounds developme local towns that the ne somewhat	arks or AC GI elemer adversely the site wo ent at the s scape char w develop dependen	ONBs. Honts of portable alter the could he could he could he could racter, someont is ton the could have a co	However, otentially ne local to limit all be an output as be of a high edges of a design a	residentia high visua bwnscape the poten opportuni y incorpo a quality d and imple	Il developme al amenity, in and landscatial magnitur ty to ensure rating GI ele esign (as re mentation of	SP2, EN1, EN3, EN5, EN6, DS2, DS3 ble effect on any landscape designation at this site could result in the loss including trees and woodland, and it was pe character. The existing built formed of effects. It is considered to be like that this location has a more positive ments of high visual amenity value of quired by various Local Plan policies of development. Loss of land formally for new open space.	of areas vould therefore which tely that new influence on the r by ensuring This is
8 Cultural heritage	Crescent, a Lister Park adversely	all to the wall is 600m values	vest of to vest, a etting o	the develon Registere f these se	opment. T ed Park ar ensitive he	he Leeds ar nd Garden. I eritage asse	SP2, SP10, EN3, EN4, EN5, EN6, DS3 n Estates, North Park Road, St Pauls nd Liverpool Canal is also 1.2km nort Development at this large site would its. However, since the majority of the local character.	h of the site. be likely to
9 Air quality	would be e	expected to with home	result es and	in a mino transport	r increase moveme	e in air pollu nts. The site	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, H09  QMA. The construction and occupation in relation to existing levels due to partially lies within a CAZ; this development of the CAZ more difficult.	o pollution
10 Transport							SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  ble bus stops with frequent services. The site has good access for pedest	
11 Housing	The site co dwellings), The develo	depending pment wo	g on the	e types aret the mir	nd tenure nimum cri	s of the hous teria of polic	SP8, H01, H02, H03, H04, H05, H06, H07, H08, H09, H010 satisfying Bradford's housing needs ( sing is provided in line with the Local ies HO4 and HO5 (10 or more home x and affordable houses to reflect loc	Plan policies. s, or an area of
12 Accessible services	The site is	+ within 600	P om of th	LT ne nearest	IR t services	М	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2 I Road and 1.1km south of Shipley w	12a
13 Social	wider rang	++	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
cohesion	cohesion.	Site would	also si	tuate new	resident	s within an e	his will have a significant positive effect existing community, encouraging part and employment opportunities.	

		Effect on	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
14 Culture &		++	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure	restaurants	s, churches	s and o	utdoor lei	sure spac	es, includin	of culture and leisure opportunities inc g Peek Park and Northcliffe Park. Los Brough provision of new open space.	
		+/-	Р	LT	IR	L	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a
15 Safe & secure	so an incre	ase in crin	ne at th	ne site car	nnot be ru	led out. Hov	oduce new potential targets and victin wever, new development could poten rveillance, and so could help to comb	tially enhance
		+	Р	LT	IR	н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	nearest ho natural hab	spital (Shipoitats with	oley Ho opportu	spital). R unities for	esidents a outdoor e	at the site we exercise and	edical Centre. The site is 1.5km away ould have good access to a diverse radicommunity engagement, both of who the development.	ange of semi-
		++	Р	LT	IR	Н	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
17 Education		sis Acadeı					, is 100m east of the site. The neares te. The development would also provi	
		++	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
18 Employment		es. The sit	e lies p	artially wi			range of high quality and diverse emp Employment Zone. The development	
		++	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	Zone, that	could cont	ribute t	owards th	ne long te	rm success	ployment space, within the Canal Roa of Bradford's economy. Due to the si ost to the vitality of Shipley centre.	ad Employment te's location, the

# **City Centre Site Assessments**

- 1.1.1 Thirty preferred option housing sites and three employment sites have been identified within Bradford City Centre.
- 1.1.2 Almost all sites expected to have a positive effect on Land and buildings (SA Objective 3), mostly major, only CC/020, CC/022 and CC/037 will have only minor positive effects, this is due to these sites having some vegetation and not being entirely PDL.
- 1.1.3 Sites with a major positive effect on climate change resilience (SA Objective 4), are CC/027, CC/038, CC/076 and CC/078. Sites with a major negative influence on climate change resilience are CC/022, CC/024, CC/039, CC/042, CC/044, CC/045, CC/068A/D/E and CC/068G.
- 1.1.4 Sites with a minor positive effect on biodiversity & geodiversity (SA Objective 6), and landscape & townscape (SA Objective 7), are CC/001, CC/007, CC/011, CC/018, CC/020, CC/024, CC/037, CC/038, CC/039, CC/095 and CC/096. all other sites have a major positive effect on biodiversity & geodiversity (SA Objective 6), and landscape & townscape (SA Objective 7), with the exception of CC/022, which will likely have a positive and negative effect due to a loss of vegetation, however this is of low certainty and highly dependent on implementation.
- 1.1.5 As all sites are PDL effects on cultural heritage sites (SA Objective 8), and safety and security (SA Objective 15), will be both positive and negative with a lot of uncertainty.
- 1.1.6 All sites will have a minor negative impact on air quality (SA Objective 9), however CC/027, CC/047, CC/068G, CC/073 and CC/079 will have major negative influences due to their proximities to AQMAs.
- 1.1.7 Almost all sites will have a positively (minor) effect on access to transport (SA Objective 10), housing (SA Objective 11), accessible services (SA Objective 12), social cohesion (SA Objective 13), and culture and leisure (SA Objective 14), this is likely due to all sites being within the city centre and so there is easy access to these amenities, the only outliers are CC/045 which due to its size will likely have a major positive impact on housing needs in Bradford and CC/038 which will have a major negative influence on culture and leisure and accessible services, this is due to the removal of these amenities which currently operate on the site.
- 1.1.8 Almost all sites have a major positive impact on health (SA Objective 16), with the exceptions of CC/011, CC/026, CC/027, CC/038 and CC/114, which all have minor positive impacts on health, this is due to there being many GP surgeries and hospitals in close proximity to the city centre.
- 1.1.9 Sites with a minor negative effect on education (SA Objective 17) are CC/001, CC/007, CC/011, CC/018, CC/024, CC/026, CC/027, CC/038, CC/073 and CC/113. Sites with a minor positive effect on education are CC/022, CC/025, CC/037, CC/042, CC/044, CC/045, CC/047 and CC/100. All other sites have a major positive effect on education.
- 1.1.10 All sites will have a minor positive impact on employment (SA Objective 18), and the economy (SA Objective 19), due to being in close proximity to a lot of employment sectors within the city centre.

Summary table of effect scores predicted for housing site options in Bradford City Centre (Preferred Options):

PO Ref.	Site Ref.								S	A C	)bje	ctiv	е							
PO Rei.	Site Kei.	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19
CC1/H	CC/001	-	-	++	+	-	+	+	+/-	-	+	+	+	+	+	+/-	++	-	+	+
CC2/H	CC/007	-	-	++	+	-	+	+	+/-	-	+	+	+	+	+	+/-	++	-	+	+
CC3/H	CC/011	-	-	++	+	-	+	+	+/-	-	+	+	+	+	+	+/-	+	-	+	+
CC4/H	CC/018	-	-	++	+	+	+	+	+/-	-	+	+	+	+	+	+/-	++	-	+	+
CC5/H	CC/020	-	-	+	+	+	+	+	+/-	-	+	+	+	+	+	+/-	++	++	+	+
CC6/H	CC/022	-	-	+		-	+/-	+	+/-	-	+	+	+	+	+	+/-	++	+	+	+
CC7/H	CC/024	-	-	++		-	+	+	+/-	-	+	+	+	+	+	+/-	++	-	+	+
CC8/H	CC/025	-	-	++	-	+	++	++	+/-	-	+	+	+	+	+	+/-	++	+	+	+
CC9/H	CC/026	-	-	++	+	+	++	++	+/-	-	+	+	+	+	+	+/-	+	-	+	+
CC10/H	CC/027	-	-	++	++	-	++	++	+/-		+	+	+	+	+	+/-	+	-	+	+
CC11/H	CC/037	-	-	+	+	+	+	+	+/-	-	+	+	+	+	+	+/-	++	+	+	+
CC12/H	CC/038	-	-	++	++	+	+	+	+/-	-	+	+		+		+/-	+	-	+	+
CC13/H	CC/039	-	-	++		+	+	+	+/-	-	+	+	+	+	+	+/-	++	++	+	+
CC14/H	CC/042	-	-	++		+	++	++	+/-	-	+	+	+	+	+	+/-	++	+	+	+
CC15/H	CC/044	-	-	++		+	++	++	+/-	-	+	+	+	+	+	+/-	++	+	+	+
CC16/H	CC/045	-	-	++		+	++	++	+/-	-	+	++	+	+	+	+/-	++	+	+	+
CC17/H	CC/047	-	-	++	+	+	+	+	+/-		+	+	+	+	+	+/-	++	+	+	+
CC18/H	CC/068A/D/E	-	-	++		+	++	++	+/-	-	+	+	+	+	+	+/-	++	++	+	+
CC19/H	CC/068G	-	-	++		+	+	+	+/-		+	+	+	+	+	+/-	++	++	+	+
CC20/H	CC/073	-	-	++	-	-	++	++	+/-		+	+	+	+	+	+/-	++	-	+	+
CC21/H	CC/076	-	-	++	++	+	++	++	+/-		+	+	+	+	+	+/-	++	++	+	+
CC22/H	CC/078	-	-	++	++	+	++	++	+/-	-	+	+	+	+	+	+/-	++	++	+	+
CC23/H	CC/095	-	-	++	-	+	+	+	+/-	-	+	+	+	+	+	+/-	++	++	+	+
CC24/H	CC/096	-	-	++	+	+	+	+	+/-	-	+	+	+	+	+	+/-	++	++	+	+
CC25/H	CC/097	-	-	++	-	+	++	++	+/-	-	+	+	+	+	+	+/-	++	++	+	+
CC26/H	CC/099	-	-	++	+	+	++	++	+/-	-	+	+	+	+	+	+/-	++	++	+	+
CC27/H	CC/100	-	-	++	+	+	++	++	+/-	-	+	+	+	+	+	+/-	++	+	+	+
CC28/H	CC/113	-	-	++	-	-	++	++	+/-	-	+	+	+	+	+	+/-	++	-	+	+
CC29/H	CC/114	-	-	++	+	+	++	++	+/-	-	+	+	+	+	+	+/-	+	++	+	+
CC30/H	CC/116	-	-	+/-	+	-	+	+	0		+	+	+	++	+	+/-	++	++	+	+

Summary table of effect scores predicted for employment sites in the Bradford City Centre (Preferred Options):

PO Ref.	Site Ref.								S	A C	)bje	ctiv	е							
i o itel.	Oite itel.	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19
CC31/E	CC/119	-	-		+	-	-	-	-		++	0	+	0	0	+/-	0	+	++	+
CC32/E	CC/120	-	-	+/-	-	-	+/-	+	+		++	0	+	0	0	+/-	0	+	++	+
CC33/E	CC/121	-	-	+/-	-	-	+	+	+		++	0	+	0	0	+/-	0	+	++	+

Site reference and Name	Size (ha)	Existing site	Brownfield/greenfield	Potential	Status
	( )	uses	split	development	
CC/001 – Vacant site South of		Vacant,			Preferred
Sunbridge Road, bounded by	0.5	overgrown with some	PDL/Brownfield 100%	150 dwellings	Option: CC1/H
Tetley St and Fulton St		hardstanding			

**Summary of assessment for CC/001:** No significant adverse effects predicted for the site, most likely due to the fact that it is already a PDL site. Minor adverse effects predicted for water resources due to proximity to Bradford Beck and the distance to educational facilities. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health facilities.

		Effect on S	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings	Site is B	rownfield.	Site coi	ncides w	<u>/ith a san</u>	dstone	and coal MSA. ALC Grade at the site is 'Ur	ban'.
4 Climate		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
change resilience		ority of the he site falls			nd is not	at risk o	of surface water flooding. However, a small	section of the south
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e
	Site doe	s not coind	cide witl	n a GSP	Z, but is v	vithin 8	0m of Bradford Beck. Development at the s	ite would be likely
resources	to result	in a minor	increas	se in wat	er consu	mption.		
6		+	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity &							and trees. It is considered to be likely that n be an opportunity to further enhance the bi	
geodiversity								
7		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
Landscape							discernible effect on any landscape designa	
&							development may be an opportunity to bett	
townscape							incorporating GI elements and high quality	
	required						his is somewhat dependent on implementa	
		+/-	P	LT	IR	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
8 Cultural heritage	term neg	gative effec	cts wou	ld come	from the	noise g	e are multiple listed buildings within 100m or enerated due to construction, however it is his PDL site and so would be a long term po	expected that the
		-	P	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	
O Air quality	Site is w							9a – 9c
		ithin a CA	Z and w	ithin 100	m of an <i>i</i>	AQMA.	The construction and occupation of new ho	
a All quality							The construction and occupation of new hom in relation to existing levels due to pollution	mes would be
9 Air quality	expected		in a mir	or increa				mes would be
TAII QUAIILY	expected	d to result	in a mir	or increa				mes would be
10 Transport	expected homes a	d to result and transport	in a mir ort mov	or increa ements. LT	ase in air IR	pollutic H	on in relation to existing levels due to pollution SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5,	omes would be on associated with
	expected homes a	to result in transport the transport the transport the transport the transport the transport to the transpor	ort move P	nor increa ements. LT tiple bus	IR stops wit	pollution High the frequency of the freq	on in relation to existing levels due to pollution SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	omes would be on associated with 10a – 10d 550m north east at
	expected homes a	to result in transport the transport the transport the transport the transport the transport to the transpor	in a mir ort move P of mult quare F	ements.  LT tiple bus Railway \$	IR stops wit	H h frequ he site	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 ent services. The nearest railway station is has good access for pedestrians, but some	omes would be on associated with 10a – 10d 550m north east at
	expected homes a	to result and transport  + ithin 100m I Forster S	in a mir ort move P of mult quare F	ements.  LT tiple bus Railway \$	IR stops wit	H h frequ he site	on in relation to existing levels due to pollution in relation to existing levels due to exist	omes would be on associated with 10a – 10d 550m north east at
10 Transport	Site is w Bradford cyclists v	d to result ind transport	ort move P of mul- quare F ed amo	tiple bus Railway S unt of cy	IR stops with Station. Trocle paths	H th frequence the site of the	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 ent services. The nearest railway station is has good access for pedestrians, but some SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	omes would be on associated with  10a – 10d  550m north east at what limited for
10 Transport	Site is w Bradford cyclists v	to result ind transport tr	ort mover P of multiple of multiple of amount P see a mires	tiple bus Railway S unt of cy LT	IR stops with Station. Trole paths IR ve contrib	H h frequence he site he site	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 ent services. The nearest railway station is has good access for pedestrians, but some  SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs	omes would be on associated with  10a – 10d  550m north east at what limited for  11a  1, depending on the
10 Transport	Site is w Bradford cyclists v	to result ind transport that the individual	in a mir ort move P of muli quare F ed amo P Ce a mir of the h	tiple bus Railway S unt of cy LT tor positiousing is	stops with Station. To role paths  IR  Ve contributes provided	H h frequence is the site is t	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 ent services. The nearest railway station is has good access for pedestrians, but some  SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs with the Local Plan policies. The developm	omes would be on associated with  10a – 10d  550m north east at what limited for  11a  1, depending on the nent would meet the
	Site is w Bradford cyclists v  The site types an minimum	to result ind transport + ithin 100m I Forster S with a limit + could maked tenures in criteria of	in a mirrort mover P of multiple of multiple of amount P eed amount P ee a mirrof the h f policie	tiple bus Railway S unt of cy LT tor positiousing is SHO4 a	stops with Station. To role paths IR Ve contributes provider and HO5 (	H h frequence he site he site he site he site in line 10 or n	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 ent services. The nearest railway station is has good access for pedestrians, but some  SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs with the Local Plan policies. The development of homes, or an area of more than 0.5ha)	omes would be on associated with  10a – 10d  550m north east at what limited for  11a  1, depending on the nent would meet the
10 Transport  11 Housing	Site is w Bradford cyclists v  The site types an minimum	to result ind transport + ithin 100m I Forster S with a limit + could maked tenures in criteria of	in a mirrort mover P of multiple of multiple of amount P eed amount P ee a mirrof the h f policie	tiple bus Railway S unt of cy LT tor positiousing is SHO4 a	stops with Station. To role paths IR Ve contributes provider and HO5 (	H h frequence he site he site he site he site in line 10 or n	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 ent services. The nearest railway station is has good access for pedestrians, but some  SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs with the Local Plan policies. The developm	omes would be on associated with  10a – 10d  550m north east at what limited for  11a  13, depending on the nent would meet the
10 Transport  11 Housing  12 Accessible	Site is w Bradford cyclists v  The site types an minimum aspects	to result ind transport + ithin 100m I Forster S with a limit + could maked tenures in criteria of such as he	of muliquare Feed amo	tiple bus Railway S unt of cy LT cor positiousing is SHO4 a mix and a	stops with Station. Trycle paths IR ve contributes provided HO5 (affordable) IR	H h frequence he site is. H Dution to do in line in li	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 ent services. The nearest railway station is has good access for pedestrians, but some  SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs with the Local Plan policies. The development hore homes, or an area of more than 0.5ha) as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	omes would be on associated with  10a – 10d  550m north east at what limited for  11a  11a  15, depending on the nent would meet the on, that specify
10 Transport  11 Housing	Site is w Bradford cyclists v  The site types an minimum aspects	to result ind transport + ithin 100m I Forster S with a limit + could maked tenures in criteria of such as he	P P Ge a mirrof the h	tiple bus Railway S unt of cy LT cor positiousing is SHO4 a mix and a	stops with Station. Trycle paths IR ve contributes provided HO5 (affordable) IR	H h frequence he site is. H Dution to do in line in li	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 ent services. The nearest railway station is has good access for pedestrians, but some  SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs with the Local Plan policies. The development hore homes, or an area of more than 0.5ha) as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4,	omes would be on associated with  10a – 10d  550m north east at what limited for  11a  11a  15, depending on the nent would meet the on, that specify

		Effect on S	SA Obje	ctive						
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
13 Social cohesion	Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.									
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a		
leisure		Residents at the site would have good access to a range of culture and leisure opportunities including pubs, restaurants, churches and outdoor leisure spaces. The site is 350m west of City Park.								
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a		
15 Safe & secure	location new dev	where the	re are c could p	currently out	none, and enhance	d so an e comm	ould introduce new potential targets and victin increase in crime at the site cannot be ruled tunity cohesion and wellbeing, or increase nation in SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9,	out. However,		
		++	Р	LT	IR	Н	CO1, CO2, CO3, DS1, DS5	16a, 16b		
16 Health	within 1k Residen	m of a hos ts at the si	spital, S te woul	St Luke's ld have g	Hospital.	ess to a	ey Clinic, putting it outside the target distance diverse range of semi-natural habitats with o well as being 350m west of City Park.			
		-	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
17 Education							School, is 1km north west of the site. The nea e site. These are both outside of the desired	rest secondary		
	,	+	Р	ĹŤ	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
18 Employment	Site would provide residents with good access to a broad range of high quality and diverse employment									
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.									

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/007 – Former Bee Hive Mills, Smith Street	0.76	Vacant, overgrown with some hardstanding	PDL/Brownfield 100%	220 dwellings	Preferred Option: CC2/H

# Summary of assessment for CC/007:

No significant adverse effects predicted for the site, most likely due to the fact that it is already a PDL site. Minor adverse effects predicted for water resources due to proximity to Bradford Beck and the distance to educational facilities. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health facilities.

			SA Obje	ctive		•		
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings	Site is B	rownfield.	Site coi	ncides w	∕ith a san	dstone	MSA. ALC Grade at the site is 'Urban'.	
4 Climate		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
change resilience	The maj		site is	in FZ1 aı	nd is not	at risk (	of surface water flooding. However, the north	n face of the site

		Effect on S	SA Objec	tive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
5 Water		1	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e
esources							t to Bradford Beck. Development at the site	would be likely to
	result in	a minor in	crease			tion.	L 0040 0044 514 5140 5140 5140 5140	10.00
6	Cita ia D	+	P P P P P P P P P P P P P P P P P P P	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9 and trees. It is considered to be likely that ne	6a – 6f
Biodiversity & geodiversity							be an opportunity to further enhance the bio	
7		+	Р	LT	IR	M	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
, _andscape							discernible effect on any landscape designati	
<u> </u>							development may be an opportunity to bette	
ownscape							incorporating GI elements and high quality	
-	required	+/-	P	rian poli	IR	M	his is somewhat dependent on implementati SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
3 Cultural	There ar		-	uildings			he site. Short term negative effects would co	
neritage	generate		onstruc	tion; hov	vever it is	s expec	ted that the development would improve the effect.	
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality							The construction and occupation of new hor	
, , qua,		d to result ind transpo			ase in air	pollutio	on in relation to existing levels due to pollutio	n associated with
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
0 Transport	Bradford		quare F	Railway S	Station. T	he site	ent services. The nearest railway station is 8 has good access for pedestrians, but somewas properties.	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimum	could mak d tenures n criteria of	te a mir of the h f policie	or position ousing is s HO4 a	l ve contril s provide nd HO5 (	H bution t d in line (10 or n	H08, H09, H010 owards satisfying Bradford's housing needs, with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha), sto reflect local need.	depending on the ent would meet the
12	types an minimum aspects	could mak d tenures n criteria of such as ho	te a mir of the h f policie ousing r	oor positi ousing is s HO4 a nix and a	l ve contril s provide nd HO5 ( affordable IR	H bution t d in line (10 or n e house	H08, H09, H010 owards satisfying Bradford's housing needs, with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	depending on the ent would meet that specify
12 Accessible	types an minimum aspects	could mak d tenures n criteria of such as ho	te a mir of the h f policie ousing r P te would	oor positi ousing is s HO4 a nix and a	l ve contril s provide nd HO5 affordable IR ood acce	H bution t d in line (10 or n e house H ess to k	H08, H09, H010 owards satisfying Bradford's housing needs, with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2 ey services and amenities including those or	depending on the ent would meet the that specify  12a  Sunbridge Road
11 Housing  12 Accessible services	types an minimum aspects  Resident and Tho	could maked tenures of criteria of such as however, the sit the significant country to the country tenure	te a mir of the h f policie ousing r P te would.	or positi ousing is s HO4 a nix and a LT d have g	leve contriles provide affordable IR ood acce	H bution t d in line (10 or n e house H ess to k	H08, H09, H010 owards satisfying Bradford's housing needs, with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, C02 ey services and amenities including those or	depending on the ent would meet that specify  12a  Sunbridge Road
12 Accessible	Resident and Tho  Develop without to without to	could maked tenures of criteria of such as however, as at the signature of the country of the co	te a mirrof the h f policie pusing r P P te would. P d provide	LT  de high-ceness of a	ve contril s provide nd HO5 affordable IR ood acce IR quality ho existing a scale th	H bution t d in line (10 or n e house H ess to k H mes wi commu	H08, H09, H010 owards satisfying Bradford's housing needs, with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, C02 ey services and amenities including those or  SP2, SP6, SP9, DS1, DS5, C01, C02, H04 thin an existing community in an area of high unity, encouraging participation and community put pressure on local services and facilities	depending on the ent would meet that specify  12a  13a  1 deprivation (IMD ity interaction,
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2 Accessible ervices 3 Social ohesion 4 Culture & eisure 5 Safe & ecure	Resident restaura including The conslocation new dev and so c  Site is 70 within 1.	could maked tenures on criteria of such as how the sat the significant formulation of the development of the sat the significant formulation and the same sat the significant formulation and the same sat the significant formulation and the same satisfactors and the same satisfactors are satisfactors and the same satisfactors and the same satisfactors are satisfactors and the satisfactors are satisfactors. The satisfactors are satisfactors are satisfactors and the satisfactors are satisfactors and the satisfactors are satisfactors. The satisfactors are satisfactors are satisfactors are satisfactors are satisfactors. The satisfactors are satisfactors are satisfactors are satisfactors are satisfactors. The satisfactors are satisfactors are satisfactors are satisfactors are satisfactors. The satisfactors are satisfactors are satisfactors are satisfactors are satisfactors. The satisfactors are satisfactors are satisfactors are satisfactors are satisfactors. The satisfactors are satisfactors are satisfactors are satisfactors are satisfactors. The satisfactors are satisfactors are satisfactors are satisfactors are satisfactors. The satisfactors are satisfactors are satisfactors are satisfactors are satisfactors are satisfactors are satisfactors. The satisfactors are satisfa	te a mirof the hef policie pusing r  P  te would. P d provide cohesive munity P  te would ness and to the P  nd occure are could peto comb  P  of the respital, P  ry school	LT d have g  LT d have g  LT de high-ceness of peing of a place  LT d have g  outdoor  East.  LT upation ourrently intentially pat the lo  LT nearest C St Luke  LT ol, Green	Ve contril s provide nd HO5 naffordable IR ood acce IR quality ho existing a scale the IR ood acce leisure s IR f new ho none, and enhance cal risk of IR GP surge 's Hospit IR Lane Pi	H bution t d in line (10 or n e house H ess to k H mes wi communat may H ess to a spaces. M mes wo d so an e comm f crime H erry, Harl al. L rimary S	HO8, HO9, HO10 owards satisfying Bradford's housing needs, with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2 ey services and amenities including those or  SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4 thin an existing community in an area of high unity, encouraging participation and commun put pressure on local services and facilities  SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4 range of culture and leisure opportunities in The site is within 700m of multiple green spanning the site is within 700m of mu	depending on the ent would meet the that specify  12a  13a  1 Sunbridge Road  13a  1 deprivation (IMI ity interaction, or could alter the land land land land land land land land

		Effect on S	SA Obje	ctive					
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
18 Employment	Site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford City Centre, and access to further afield opportunities through multiple railway stations nearby.								
	_	+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b	
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.								

Site reference and Name	Size (ha)	Existing site	Brownfield/greenfield	Potential	Status					
	(,	uses	split	development						
CC/011 – Globus Textiles,		Vacant unused			Preferred					
Listerhills Road/Smith	1.32	Vacant, unused buildings and	PDL/Brownfield 100%	250 dwellings	Option: CC3/H					
Street/Longside Lane		hardstanding								
Summary of accomment for CC/011. No considerant adverse effects predicted for the site, most likely due to the fact that it is										

**Summary of assessment for CC/011:** No significant adverse effects predicted for the site, most likely due to the fact that it is already a PDL site. Minor adverse effects predicted for water resources due to proximity to Bradford Beck and the distance to

educational facilities. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs, public transport and health facilities.

		Effect on	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings	Site is B	rownfield.	Site co	incides v	<u>vith a sar</u>	dstone	and coal MSA. ALC Grade at the site is 'Urb	an'.
4 Climate change		+	Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience							of surface water flooding. Can be considered	major beneficial
	provided	i the inclus	P		IR	M	pment, therefore the certainty is low. SP9, EN1, EN2, EN7, EN9	5a – 5e
5 Water resources		s not coind a minor in		h a GSP	Z, but is	adjacen	t to Bradford Beck. Development at the site	
^		+	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
6 Biodiversity & geodiversity							and trees. It is considered to be likely that ne be an opportunity to further enhance the bio	
7		+	Р	LT	IR	M	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
Landscape & townscape	National has a po	Parks or A sitive influ	AONBs ence o	. As it is n the loc	a PDL sit	te, new cape, by	discernible effect on any landscape designati development may be an opportunity to bette incorporating GI elements and high quality his is somewhat dependent on implementati	r ensure the site design (as
	roquirou	+/-	P	LT	IR	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
8 Cultural heritage	effects w	ould come	e from t visual	the noise setting of	generate this PDI	ed due t L site ar	inservation area within 200m of the site. Sho to construction, however it is expected that the ad so would be a long term positive effect.	ne development
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	expected		in a miı	nor incre			The construction and occupation of new hor on in relation to existing levels due to pollution	
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Bradford		quare l	Railway S	Station. T	he site	ent services. The nearest railway station is 1 has good access for pedestrians, but somew	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimum	d tenures n criteria o	of the h	nousing is es HO4 a	s provide and HO5	d in line (10 or n	owards satisfying Bradford's housing needs, with the Local Plan policies. The development one homes, or an area of more than 0.5ha), as to reflect local need.	ent would meet the
12 Accessible	•	+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
services		rnton Road	d.	ld have g		1	ey services and amenities including those or	_
	<u> </u>	+	P	LT	IR	<u> </u>	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	without o	disrupting of	cohesiv oment l	veness of a	existing a scale the	commu	thin an existing community in an area of high inity, encouraging participation and commun put pressure on local services and facilities	ity interaction,
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure	restaura	nts, church	nes and	d outdoor			range of culture and leisure opportunities in The site is within 800m of multiple green spa	
	moluding	City Park +/-	P	LT LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
		T/-	_ '	-1	111	IVI	OI 1, OI 0, OI 7, OI 10, 1100, DOU, DOU	100

Effect on SA Objective												
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
15 Safe & secure	location new dev	where the	re are c	urrently i otentially	none, and enhance	d so an comm	ould introduce new potential targets and victin increase in crime at the site cannot be ruled unity cohesion and wellbeing, or increase na	out. However,				
16 Health		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
то пеаш	Site is 850m south of the nearest GP surgery, Harley Clinic, putting it outside the target distance. The site is within 1.2km of a hospital, St Luke's Hospital.											
17		-	Р	LT	IR .	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
Education							School, is 1.2km north of the site. The neares e site. These are both outside of the desired					
	,	+	Р	ĹŤ	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
18 Employment	Site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford City Centre, and access to further afield opportunities through multiple railway stations nearby.											
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.											

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/018 – Stott Hill West	0.30	A car park and vacant hardstanding	PDL/Brownfield 100%	30 dwellings	Preferred Option: CC4/H

Summary of assessment for CC/018: No significant adverse effects predicted for the site, most likely due to the fact that it is already a PDL site. Minor adverse effects predicted due to the distance to educational facilities. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health facilities.

		Effect on S	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e

development would improve the visual setting of this PDL site and so would be a long term positive effect.  9 Air quality  Site is within a CAZ. The construction and occupation of new homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements.  + P LT IR H SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR4 TR5, TR6  Site is within 100m of multiple bus stops with frequent services. The nearest railway station is 350m north west at Bradford Forster Square Railway Station. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.  + P LT IR H SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10.  The site and so would be a long term positive effect.  BY SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10.			Effect on	SA Obje	ctive				
Buildings 4 Climate change resilience to the controlled with a sandstone and coal MSA, ALL Grade at the site is Urban.  4 Climate change resilience to the coal manufacture of	SA Objective			Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
4 cultural residues in FZ1 and is not at risk of surface water flooding. Can be considered major beneficial provided the inclusion of GI elements in the development, therefore the certainty is low.  1 The site is in FZ1 and is not at risk of surface water flooding. Can be considered major beneficial provided the inclusion of GI elements in the development, therefore the certainty is low.  1 The site is in FZ1 and is not at risk of surface water flooding. Can be considered major beneficial provided the inclusion of GI elements in the development, therefore the certainty is low.  1 The site is in FZ1 and is not at risk of surface water flooding. Can be considered major beneficial provided the inclusion of GI elements in the development that the site would be likely to result in a minor increase in water consumption.  2		Site is B	rownfield.	Site co	incides w	vith a san	dstone	and coal MSA. ALC Grade at the site is 'Urb	an'.
inclusion of GI elements in the development, therefore the certainty is low.  **P IT IR L SP9_RIN_ENZ_ENZ_ENZ_ENZ_ENZ_ENZ_ENZ_ENZ_ENZ_EN	change	The cite						EN7	
Site does not coincide with a GSPZ and there are no waterbodies within 100m. Development at the site would be likely to result in a minor increase in water consumption.  Site is PDL but does have some areas of grasses and trees. It is considered to be likely that new development here, which would incorporate GI elements, would be an opportunity to further enhance the biodiversity ageodiversity  The site is Double of the site.  PLT IR M SP2, EN1, EN3, EN5, EN5, DS2, DS3  To, 7b.  Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. As it is a PDL site, new development may be an opportunity to better ensure the site has a positive influence on the local townscape by incorporating GI elements and high quality design (as a positive effects would come from the noise generated due to construction, however it is expected that the development would improve the visual setting of this PDL site and so would be a long term positive effect.  PLT IR M SP2, EN1, EN3, EN5, EN8, DS3  Ba, 8b  The site is located within a historic conservation area and there are multiple listed buildings within 100m. Short term negative effects would come from the noise generated due to construction, however it is expected that the development would improve the visual setting of this PDL site and so would be a long term positive effect.  Site is within a CAZ. The construction and occupation of new homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements.  PLT IR H SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5.  Site is within 100m of multiple bus stops with frequent services. The nearest railway station is 350m north west at Bradford Forster Square Railway Station. The site has good access to readestrians, but somewhat limited for cyclists with a limited amount of cycle paths.  PLT IR H SP2, SP6, SP9, SP10, SP15, DR0, DR3, LO2, HO8, HO9, HO10  The site could mak	resilience		of GI eler	nents i	n the dev	elopmen/		fore the certainty is low.	
Site is PDL but does have some areas of grasses and trees. It is considered to be likely that new development here, which would incorporate GI elements, would be an opportunity to further enhance the biodiversity value of the site, geodiversity  7 2 Landscape Randscape Randsc			s not coind	cide wit	h a GSP	Z and the		no waterbodies within 100m. Development at	
Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. As it is a PDL site, new development may be an opportunity to better ensure the site has a positive influence on the local townscape, by incorporating GI elements and high quality design (as required by various Local Plain policies), although this is somewhat dependent on implementation.  ### P LT IR M SPZ, SP10, RN, 2 RN, E, NS, ENS, DS3 8a, 8b  The site is located within a historic conservation area and there are multiple listed buildings within 100m. Short term negative effects would come from the noise generated due to construction, however it is expected that the development would improve the visual setting of this PDL site and so would be a long term positive effect.  9 Air quality  9 Air quality  10 Transport  10 Transport  11 Housing  11 Housing  12	Biodiversity &	here, wh	DL but doe	es have	some a	reas of g		and trees. It is considered to be likely that ne	w development
National Parks or AONBs. As it is a PDL site, new development may be an opportunity to better ensure the site has a positive influence on the local townscape, by incorporating Gl elements and high quality design (as required by various Local Plan policies), although this is somewhat dependent on implementation.  8 Cultural heritage  8 Cultural heritage  8 Cultural heritage  10 The site is located within a historic conservation area and there are multiple listed buildings within 100m. Short term negative effects would come from the noise generated due to construction, however it is expected that the development would improve the visual setting of this PDL site and so would be a long term positive effect.  9 Air quality  9 Air quality  10 Transport  10 Transport  11 Housing  12 The site is outed within a historic conservation area and there are and so would be expected that the development would improve the visual setting of this PDL site and so would be expected to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements.  10 Transport  10 Transport  11 Housing  11 Housing  12 The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.  12 Accessible services  13 Social cohesion  14 Culture & P LT IR H SP2, SP6, SP9, SP9, SP10, SP15, HO8, DS4, 12a  14 Culture & P LT IR H SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4  13 Social cohesion  14 Culture & P LT IR H SP2, SP6, SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, 14a  15 Safe & secure  15 Safe & secure  16 Hoalth Housing Homes and an analysis of crime at the site cound have a currently none, and so an increase in crime at the site cannot be ruled out. How	7	Davida							
The site is located within a historic conservation area and there are multiple listed buildings within 100m. Short term negative effects would come from the noise generated due to construction, however it is expected that the development would improve the visual setting of this PDL site and so would be a long term positive effect.  9 Air quality  9 Air quality  10 Transport  10 Transport  11 Housing  12 Accessible services  13 Social  13 Social  13 Social  13 Social  14 P LT IR H SP2, SP3, SP8, SP10, SP12, TR6, EN8, EN9, DS4, HO9 P LT IR H SP2, SP3, SP8, SP9, DS1, DS5, CO1, CO2, HO4 P R LD R P LT IR H SP2, SP6, SP9, DS1, DS5, CO1, EC4, TR4, EN6, DS2, P LT IR H SP2, SP6, SP9, DS1, DS5, CO2 T63  The construction and occupation of new homes would be sepaceted to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements.  10 Transport  11 Housing  12 Accessible services  13 Social  13 Social  14 P LT IR H SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO4, HO5, HO6, HO7, HO8, HO9, HO10  15 In IR H SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, Italian are services to the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.  12 Accessible services  13 Social  14 P LT IR H SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, Italian area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.  15 Safe & secture  16 Safe A secture  17 P LT IR M SP1, SP3, SP4, SP16, HO9, DS5, CO2 I5a  The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are current	&	National has a po	Parks or A	AONBs ence o	. As it is a	a PDL sit al townsc icies), alt	te, new cape, by	development may be an opportunity to better incorporating GI elements and high quality of his is somewhat dependent on implementation	ensure the site lesign (as on.
9 Air quality  Site is within a CAZ. The construction and occupation of new homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements.  ### P LT IR H SP7, SP9, DS4, H09, TR1, TR2, TR3, TR4, TR5, 10a – 10d  Site is within 100m of multiple bus stops with frequent services. The nearest railway station is 350m north west at Bradford Forster Square Railway Station. The site has good access for pedestrians, but somewhat limited for cyclests with a limited amount of cycle paths.  #### P LT IR H SP8, H01, H02, H03, H04, H05, H06, H07, 11a  The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and H05 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.  12  Accessible services  13 Social cohesion  13 Social cohesion  14 Culture & P LT IR H SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, 12a  Residents at the site would have good access to key services and amenities including those in Bradford Broadway and around Bradford Forster Square Railway Station.  14 Culture & P LT IR H SP2, SP6, SP9, DS1, DS5, C01, C02, H04 13a  Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.  15 Safe & secure  16 Hoalth  P LT IR M SP9, SP10, SP15, C01, EC4, TR4, EN6, DS2, 14a  Residents at the site would have good access to a range of culture and leisure opportunities including pubs, restaurants, churches and outdoor leisure spaces. The site is w	8 Cultural heritage	term neg	is located pative effec	cts wou	a historic Id come ve the vi	conservation conservation conservations cons	ation ar noise g ng of th	ea and there are multiple listed buildings with enerated due to construction, however it is e is PDL site and so would be a long term posi	in 100m. Short xpected that the
Site is within 100m of multiple bus stops with frequent services. The nearest railway station is 350m north west at Bradford Forster Square Railway Station. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.	9 Air quality	increase	in air poll	Z. The	construct	tion and	occupat	ion of new homes would be expected to resu	It in a minor
Bradford Forster Square Railway Station. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.    P			+	Р	LT	IR	Н		10a – 10d
The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.  12  Accessible services    Residents at the site would have good access to key services and amenities including those in Bradford Broadway and around Bradford Forster Square Railway Station.    Accessible services	10 Transport	Bradford	Forster S	quare l	Railway S	Station. T	he site		
The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.  12 Accessible services  13 Social cohesion  13 Social cohesion  14 Culture & leisure  15 Safe & secure  15 Safe & secure  16 Health  17 The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local risk of crime.  16 Health  17 The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing in line with the Local Plan policies. The development would meet the minimum criteria of policies. The development would meet the minimum criteria of policies. The development would need the minimum criteria of policies. The development would need the minimum criteria of more than 0.5ha), that specify aspects would have good access to key services and amenities including those in Bradford Broadway and around Bradford Forster Square Railway Station.  16 Health  17 The site out and Ho5 (10 or more homes, or an area of more than 0.5ha), that specify aspects would need.  18 PLT R M SP9, SP9, SP10, SP15, D1, SP15, H08, D84, D83, D84, D84, D84, D84, D84, D84, D84, D84									11a
12	11 Housing	types an minimum	d tenures n criteria o	of the h	nousing is es HO4 a	s provide nd HO5	d in line (10 or n	with the Local Plan policies. The development or entry homes, or an area of more than 0.5ha),	ent would meet the
Residents at the site would have good access to key services and amenities including those in Bradford Broadway and around Bradford Forster Square Railway Station.    The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so could help to combat the local risk of crime.    Residents at the site would have good access to key services and amenities including those in Bradford   Broadway and around Bradford Forster Square Railway Station.   Pho LT   IR   H   SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4   13a     Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.    Pho LT   IR   H   SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4		,						SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4,	12a
+ P LT IR H SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4 13a  Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.  14 Culture & Residents at the site would have good access to a range of culture and leisure opportunities including pubs, restaurants, churches and outdoor leisure spaces. The site is within 500m of City Park to the south west.  15 Safe & secure  15 Safe & secure  16 Health  18 H SP2, SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4  17 P LT IR M SP1, SP3, SP4, SP16, HO9, DS5, CO2  18 The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.								ey services and amenities including those in	Bradford
without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.  14 Culture &			+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	
14 Culture & leisure  Residents at the site would have good access to a range of culture and leisure opportunities including pubs, restaurants, churches and outdoor leisure spaces. The site is within 500m of City Park to the south west.  15 Safe & secure  The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.  16 Health		without o	disrupting on the develop	cohesiv pment l	eness of a	existing a scale th	commu	nity, encouraging participation and communi	ty interaction,
restaurants, churches and outdoor leisure spaces. The site is within 500m of City Park to the south west.  15 Safe & secure  The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.  16 Health	14 Culture &							DS3, DS4	
The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.  16 Health  P	leisure		nts, church	nes and		leisure s	paces.	The site is within 500m of City Park to the so	uth west.
16 Health P LT IP H SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9,		location new dev	struction a where the elopment	nd occ re are c could p	currently otentially	of new ho none, and enhance	mes wo d so an e comm	ould introduce new potential targets and victir increase in crime at the site cannot be ruled unity cohesion and wellbeing, or increase na	ns of crime at a out. However,
	16 Health							SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9,	16a, 16b

		Effect on S	SA Objec	ctive							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
		Site is 750m south east of the nearest GP surgery, Harley Clinic. The site is within 1.2km of a hospital, Leeds Road Community Hospital. There are multiple exercise opportunities within 1.2km including an outdoor open space.									
4.7		-	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
17 Education	The nea	rest primai	est primary school, Barkerend Primary Leadership Academy, is 850m east of the site, this is outside of								
Education	the desir	ed range.	The ne	arest sed	condary s	school,	Carlton Boiling College, is 900m north of the	site.			
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18	Site wou	ld provide	resider	nts with g	good acce	ess to a	broad range of high quality and diverse emp	loyment			
Employment	opportur nearby.	nities in Bra	adford (	City Cent	tre, and a	ccess t	o further afield opportunities through multiple	railway stations			
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such										
19 Economy							ervices and enhancing the pool of potential e				
•							onment could lead to an improved attractiver				
	which could encourage further inward investment to help tackle local deprivation.										

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/020 – Cathedral Quarter Phase 2	0.33	A car parks, buildings, some trees and vacant hardstanding	PDL/Brownfield 90%/ 10% greenfield	100 dwellings	Preferred Option: CC5/H

Summary of assessment for CC/020: No significant adverse effects predicted for the site, most likely due to the fact that it is already a PDL site. The only minor adverse effects predicted for air quality (that all sites share). The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health and educational facilities.

		Effect on S	SA Obje	ctive							
SA Objective		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
Olond 9		+	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e			
3 Land & Buildings							ALC Grade at the site is 'Urban'. There may the inclusion of GI in development.	be a loss of some			
4 Climate		+	Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
change resilience	inclusion	of GI eler	nents ir	n the dev	elopmen	t, there	r flooding. Can be considered major benefic fore the certainty is low. There may be a los the inclusion of GI in development.				
5 Water		+	Р	LT	IR	L	SP9, EN1, EN2, EN7, EN9	5a – 5e			
resources		s not coinc result in a					no waterbodies within 100m. Development a ption.	at the site would be			
6		+	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f			
Biodiversity & geodiversity		Site is PDL but does have some areas of grasses and trees. It is considered to be likely that new development here, which would incorporate GI elements, would be an opportunity to further enhance the biodiversity value of									
7		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b			
Landscape & townscape	Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. As it is a PDL site, new development may be an opportunity to better ensure the site has a positive influence on the local townscape, by incorporating GI elements and high quality design (as required by various Local Plan policies), although this is somewhat dependent on implementation.										
		+/-	Р	LT	IR	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b			
8 Cultural heritage	negative	effects wo	ould co	me from	the noise	genera	vation area and there are multiple listed buil ated due to construction, however it is expect is PDL site and so would be a long term pos	ted that the			
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c			
9 Air quality		in air pollu					ion of new homes would be expected to res due to pollution associated with homes and				
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d			
10 Transport	Site is within 150m of multiple bus stops with frequent services. The nearest railway station is 500m west at Bradford Forster Square Railway Station. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.										
	•	+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a			
11 Housing	types an minimum	d tenures n criteria of	of the h	ousing is s HO4 a	s provide nd HO5 (	d in line (10 or n	owards satisfying Bradford's housing needs with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha) as to reflect local need.	ent would meet the			
10		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4,	12a			
12	Residents at the site would have good access to key services and amenities including those in Bradford Broadway and around Bradford Forster Square Railway Station.										
12 Accessible services							ey services and amenities including those in	Bradford			

		Effect on SA Objective								
SA Objective		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
13 Social cohesion	Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.									
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a		
leisure							range of culture and leisure opportunities income site is within 700m of City Park to the so			
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a		
15 Safe & secure	location new dev	where the	re are c could p	urrently otentially	none, and enhance	d so an e comm	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9,	out. However,		
16 Health	Site is 450m west of the nearest GP surgery, Hillside Bride Healthcare centre. The site is within 1km west of a hospital, Leeds Road Community Hospital. There are multiple exercise opportunities within 1.2km including an outdoor open space.									
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
Education		The nearest primary school, Barkerend Primary Leadership Academy, is 700m east of the site. The nearest secondary school, Carlton Boiling College, is 800m north of the site.								
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
18 Employment		Site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford City Centre, and access to further afield opportunities through multiple railway stations								
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy	as by inc	creasing th sinesses. <i>F</i>	e dema An impr	and for lo	cal good in the bu	s and s ıilt enviı	uld have a minor beneficial impact on the loc ervices and enhancing the pool of potential e conment could lead to an improved attractiver o help tackle local deprivation.	mployees for		

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/022 - Midland Mills,		Vacant buildings,	PDL/Brownfield		Preferred Option:
Valley Road	0.95	hardstanding and some vegetation	80%/ 20% greenfield	200 dwellings	CC6/H

**Summary of assessment for CC/022:** Adverse significant effects predicted due to the site's flood risk. Minor adverse effects predicted for water resources due to proximity to a waterbody. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health facilities.

		Effect on S	SA Obje	ctive					
SA Objective		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
		+	Р	LT	IR	М	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e	
3 Land & Buildings	Site is Brownfield. Site coincides with a coal MSA. ALC Grade at the site is 'Urban'. There may be a loss of some vegetation, but this may also be mitigated through the inclusion of GI in development. There may also be scope to re-use some of the current structures on the site. The site is also within 30m of multiple landfill sites and so the land may be contaminated and require remediation.								
4 Climate			Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e	
change resilience		There may					nd FZ3, putting it at a major risk of flooding, i but this may also be mitigated through the in		
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e	
resources							all waterbody within 70m north of the site. D	evelopment at the	
	site woul	d be likely +/-	to resu	ılt in a m I T	inor incre	ase in	water consumption. SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f	
6	Site is Pl	-,	s have			28888 :	and trees, it is also within 120m of a priority		
Biodiversity & geodiversity	woodlan	d. It is con	sidered	l to be lik	ely that r	new dev	velopment here, which would incorporate GI ty value of the site.		
7		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b	
Landscape & townscape	Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. As it is a PDL site, new development may be an opportunity to better ensure the site has a positive influence on the local townscape, by incorporating GI elements and high quality design (as required by various Local Plan policies), although this is somewhat dependent on implementation.								
8 Cultural heritage			P within t	LT Om of o	IR grada II I	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b	
	would im		from t	he noise setting of	generate this PDL	ed due s site ar	uilding (The Bradford Conditioning House). \$ to construction, however it is expected that the solution of the	Short term negative he development	
		prove the -	e from t visual s	he noise setting of LT	generate this PDL IR	ed due site ar H	to construction, however it is expected that the so would be a long term positive effect.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	Short term negative he development  9a – 9c	
9 Air quality	Site is wi	thin a CAZ	e from to visual some property of the contract	he noise setting of LT construct	generate this PDL IR ion and c	ed due site ar H	to construction, however it is expected that the so would be a long term positive effect.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 ion of new homes would be expected to rest adue to pollution associated with homes and	Short term negative he development  9a – 9c  ult in a minor	
9 Air quality	Site is wi	thin a CAZ	e from to visual some property of the contract	he noise setting of LT construct	generate this PDL IR ion and c	ed due site ar H	to construction, however it is expected that the so would be a long term positive effect.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 ion of new homes would be expected to rest	Short term negative he development  9a – 9c  ult in a minor	
9 Air quality  10 Transport	Site is wi increase moveme  Site is wi Bradford	thin a CAZ in air pollunts. + (thin 150m Forster S	e from to visual service P Z. The oution in P of muliquare F	he noise setting of LT construct relation to LT tiple bus Railway S	generate this PDL IR ion and coto existing IR stops with	ed due site ar Hoccupat g levels	to construction, however it is expected that the so would be a long term positive effect.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 ion of new homes would be expected to resist due to pollution associated with homes and SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5,	Short term negative he development  9a – 9c  ult in a minor transport  10a – 10d  500m south west at	
	Site is wi increase moveme  Site is wi Bradford	ithin a CAZ in air pollunts. +	e from to visual service P Z. The oution in P of muliquare F	he noise setting of LT construct relation to LT tiple bus Railway S	generate this PDL IR ion and coto existing IR stops with	ed due site ar Hoccupat g levels H the frequency he site	to construction, however it is expected that the so would be a long term positive effect.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 ion of new homes would be expected to resist due to pollution associated with homes and SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 ent services. The nearest railway station is \$	Short term negative he development  9a – 9c  ult in a minor transport  10a – 10d  500m south west at	
	Site is wi increase moveme  Site is wi Bradford cyclists v  The site types an minimum	thin a CAZ in air pollunts.  + ithin 150m Forster S vith a limit + could mak d tenures n criteria of	e from to visual servisual	he noise setting of LT construct relation for LT tiple bus Railway Sount of cy LT nor positiousing is HO4 a	generate this PDL IR ion and control to existing IR stops wite Station. Toole paths IR ve contributes provided HO5 (	ed due site ar H Doccupat g levels H H th frequence site site d in line (10 or n	to construction, however it is expected that the so would be a long term positive effect.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 ion of new homes would be expected to rest adue to pollution associated with homes and SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  ent services. The nearest railway station is 5 has good access for pedestrians, but someway SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10  owards satisfying Bradford's housing needs, with the Local Plan policies. The development or homes, or an area of more than 0.5ha),	Short term negative he development  9a – 9c  ult in a minor I transport  10a – 10d  500m south west at what limited for  11a  depending on the ent would meet the	
10 Transport  11 Housing	Site is wi increase moveme  Site is wi Bradford cyclists v  The site types an minimum	thin a CAZ in air pollunts.  + ithin 150m Forster S vith a limit + could mak d tenures n criteria of	e from to visual servisual	he noise setting of LT construct relation for LT tiple bus Railway Sount of cy LT nor positiousing is HO4 a	generate this PDL IR ion and control to existing IR stops wite Station. Toole paths IR ve contributes provided HO5 (	ed due site ar H Doccupat g levels H H th frequence site site d in line (10 or n	to construction, however it is expected that the doso would be a long term positive effect.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 ion of new homes would be expected to rest adue to pollution associated with homes and SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 ent services. The nearest railway station is 5 has good access for pedestrians, but someway SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs, with the Local Plan policies. The development or homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4,	Short term negative he development  9a – 9c  ult in a minor I transport  10a – 10d  500m south west at what limited for  11a  depending on the ent would meet the	
10 Transport	Site is wi increase moveme  Site is wi Bradford cyclists v  The site types an minimum aspects:	thin a CAzin air pollunts.  thin 150m Forster S vith a limit  could mak d tenures n criteria of such as ho	e from to visual servisual	he noise setting of LT construct relation for the LT tiple bus Railway Sount of cy LT cor positiousing is HO4 a mix and a LT d have g	generate this PDL IR ion and coordinate IR stops wite Station. Toole paths IR ve contrib s provide nd HO5 ( affordable IR ood accee	ed due site ar H Doccupat g levels H H H Document H H Document H H L Document H L D	to construction, however it is expected that the so would be a long term positive effect.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 ion of new homes would be expected to resist due to pollution associated with homes and SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 ent services. The nearest railway station is 5 has good access for pedestrians, but someway SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs, with the Local Plan policies. The development of the services	Short term negative the development  9a – 9c  ult in a minor transport  10a – 10d  500m south west at what limited for  11a  depending on the ent would meet the that specify	

		Effect on SA Objective							
SA Objective		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
13 Social cohesion	Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.								
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a	
leisure							range of culture and leisure opportunities incincluding Pell Park to the North.	luding pubs,	
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a	
15 Safe & secure	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.  SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9,  100, 100, 100, 100, 100, 100, 100, 10								
		++	Р	LT	IR	Н	CO1, CO2, CO3, DS1, DS5	16a, 16b	
16 Health	Site is 850m north west of the nearest GP surgery, Hillside Bride Healthcare centre, putting it outside of the desired range. The site is within 1.4km north west of a hospital, Leeds Road Community Hospital. There are multiple exercise opportunities within 1.2km including an outdoor open space.								
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b	
Education	The nearest primary school, Barkerend Primary Leadership Academy, is 1km east of the site, putting it outside of the desired range. The nearest secondary school, Carlton Boiling College, is 900m east of the site.								
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b	
18 Employment	Site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford City Centre, and access to further afield opportunities through multiple railway stations nearby.								
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b	
19 Economy	as by inc	creasing th sinesses. <i>F</i>	e dema An impr	and for lo	cal good in the bu	s and s ıilt enviı	uld have a minor beneficial impact on the local ervices and enhancing the pool of potential e conment could lead to an improved attractiver o help tackle local deprivation.	mployees for	

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/024 – Former Gas works and		Carpark, car			Preferred
Foundry, Thornton Road / Listerhills	1.54	wash and vacant	PDL/Brownfield 100%	400 dwellings	Option: CC7/H
Road		warehouses			

**Summary of assessment for CC/024:** Adverse significant effects predicted due to the site's flood risk. Minor adverse effects predicted for water resources due to proximity to Bradford Beck and distance to educational facilities. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health facilities.

		Effect on	SA Obje	ctive							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e			
Buildings	Site is B	rownfield.	Site co	ncides w	<u>/ith a coa</u>	l and s	andstone MSA. ALC Grade at the site is 'Urb	an'.			
4 Climate change			Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
resilience	The maj	ority of the				high ri	sk of surface water flooding.	<b>T</b>			
5 Water		-	P	LT	IR IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e			
resources		s not coind in a minor	increas		er consu		0m of Bradford Beck. Development at the sit				
6		+	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f			
Biodiversity & geodiversity							and trees. It is considered to be likely that ne be an opportunity to further enhance the bio				
7		+	Р	LT	IR	M	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b			
Landscape & townscape	National has a po	Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. As it is a PDL site, new development may be an opportunity to better ensure the site has a positive influence on the local townscape, by incorporating GI elements and high quality design (as required by various Local Plan policies), although this is somewhat dependent on implementation.									
		+/-	P	LT	IR	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b			
8 Cultural heritage	east and come from	l a historic om the nois	conser se gene	vation ar erated du	ea 50m r e to cons	north ea struction	e, however there are multiple listed buildings ast from the site. Short term negative effects it, however it is expected that the developme a long term positive effect.	on setting would			
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c			
9 Air quality	expected		in a mir	nor increa			The construction and occupation of new hor on in relation to existing levels due to pollution				
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d			
10 Transport	Bradford		quare F	Railway S	Station. T	he site	ent services. The nearest railway station is 1 has good access for pedestrians, but somew				
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a			
11 Housing	types an minimum	d tenures n criteria o	of the h f policie	ousing is s HO4 a	s provide and HO5 (	d in line (10 or n	owards satisfying Bradford's housing needs, with the Local Plan policies. The development or homes, or an area of more than 0.5ha), as to reflect local need.	ent would meet the			
12		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a			
Accessible services		ts at the si		d have g	ood acce	ss to k	ey services and amenities including those or	Listerhills Road			
			Р	LT	IR	Н					

		Effect on S	SA Obje	ctive							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
13 Social cohesion	Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.										
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a			
leisure	restaura		nes and	d outdoor			range of culture and leisure opportunities inc The site is within 800m of multiple green spa				
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	location new dev	where the	re are c could p	urrently otentially	none, and enhance	d so an e comm		out. However,			
16 Health		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
TOTICALLI	Site is 60 St Luke's	00m south s Hospital.	of the	nearest (	3P surge	ry, Bilto	on Medical Centre. The site is within 1.4km no	orth of a hospital,			
17		-	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education							School, is 850m north of the site. The nearest e site. These are both outside of the desired				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment							broad range of high quality and diverse emp of urther afield opportunities through multiple				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	as by ind local bus	creasing th sinesses. <i>F</i>	e dema An impr	and for lo ovement	cal good in the bu	s and s ıilt enviı	uld have a minor beneficial impact on the loc- ervices and enhancing the pool of potential e conment could lead to an improved attractiver o help tackle local deprivation.	mployees for			

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/025 – 179 Sunbridge Rd	0.26	Vacant buildings	PDL/Brownfield 100%	47 dwellings	Preferred Option: CC8/H

**Summary of assessment for CC/025:** No significant adverse effects predicted for the site, most likely due to the fact that it is already a PDL site. Minor adverse effects predicted due to risk of surface water flooding. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health facilities.

		Effect on S	SA Obje	ctive								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e				
Buildings	Site is B	rownfield.	Site coi	ncides w	ith a coa	l and sa	andstone MSA. ALC Grade at the site is 'Urb	pan'.				
4 Climate change		-	Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
resilience	The site	is in FZ1 a					e water flooding.	T = =				
5 Water	0:41	+	P	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e				
resources							in 100m of a waterbody. Development at the	e site would be				
6	likely to	result in a	P	IT	IR Water C	onsum	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f				
6 Biodiversity	Cito io D					L DOW do	evelopment here, which would incorporate G					
& geodiversity							e of the site.	r elements, would				
7		++	Р	LT	IR	L	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b				
Landscape							liscernible effect on any landscape designat					
&							development may be an opportunity to bette					
townscape							incorporating GI elements and high quality					
	required						his is somewhat dependent on implementati					
		+/-	Р	LT	IR	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3 e are multiple listed buildings within 200m to	8a, 8b				
8 Cultural heritage	site. Sho	site. Short term negative effects on setting would come from the noise generated due to construction; however it is expected that the development would improve the visual setting of this PDL site and so would be a long term positive effect.										
		-	Р	LT	IR	Ι	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
9 Air quality	expected		in a mir	nor increa			The construction and occupation of new hor in relation to existing levels due to pollution					
		+	Р	LT	IR	Η	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
10 Transport	Site is within 100m of multiple bus stops with frequent services. The nearest railway station is 800m north east at Bradford Forster Square Railway Station. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.											
	•	+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
11 Housing	The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.											
12		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a				
Accessible services		ts at the si rnton Road		d have g	ood acce	ss to k	ey services and amenities including those or	Sunbridge Road				
-		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
13 Social cohesion	without o	disrupting of	cohesiv oment b	eness of being of a	existing a scale th	commu	thin an existing community in an area of high nity, encouraging participation and commun put pressure on local services and facilities	ity interaction,				
		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				

		Effect on S	SA Obje	ctive							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
14 Culture & leisure	Residents at the site would have good access to a range of culture and leisure opportunities including pubs, restaurants, churches and outdoor leisure spaces. The site is within 600m of multiple green space options including City Park to the East.										
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	location new dev	where the	re are c could p	urrently otentially	none, and enhance	d so an comm	ould introduce new potential targets and victir increase in crime at the site cannot be ruled unity cohesion and wellbeing, or increase na	out. However,			
16 Haalth		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
16 Health		00m south St Luke's			rest GP s	urgery,	Bilton Medical Centre. The site is within 1.3	km north of a			
17		+	P	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education							School, is 750m north of the site. The neares e site, this is outside of the desired range.	t secondary			
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment	Site wou opportur nearby.	lld provide nities in Bra	resider adford (	nts with g City Cent	good acce tre, and a	ess to a ccess t	broad range of high quality and diverse emp o further afield opportunities through multiple	oloyment railway stations			
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	as by inc	creasing th sinesses. <i>A</i>	e dema An impr	and for lo ovement	cal goods in the bu	s and s ilt envii	uld have a minor beneficial impact on the loc ervices and enhancing the pool of potential e conment could lead to an improved attractive to help tackle local deprivation.	employees for			

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/026 – Former Tetley Street	0.04		DD1/D (: 1.1.4000/	400	Preferred
Shed, Tetley Street	0.24	Car park	PDL/Brownfield 100%	100 dwellings	Option: CC9/H

Summary of assessment for CC/026: No significant adverse effects predicted for the site, most likely due to the fact that it is already a PDL site. Minor adverse effects predicted due to distance to educational facilities. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs, public transport and health facilities.

		Effect on S	SA Obje	ctive				
SA Objective		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings	Site is B	rownfield.	Site co	incides w	∕ith a san	dstone	MSA. ALC Grade at the site is 'Urban'.	1
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience	The majority of the site is in FZ1 and is at very low risk of surface water flooding. However, a small sec south face of the site falls within FZ2.							
5 Water		+	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							nin 100m of a waterbody. Development at the	e site would be
6	likely to	result in a	minor ii	ncrease i LT	IN water o	consum I ı	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
o Biodiversity	Cito io D		Poidor		1	L L	evelopment here, which would incorporate G	
& geodiversity							e of the site.	i elements, would
		++	Р	IТ	IR	1	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b
7 Landscape & townscape	National has a po	Parks or A sitive influ	AONBs ence o	. As it is a	not resu a PDL sit al townsc	e, new ape, by	discernible effect on any landscape designati development may be an opportunity to bette incorporating GI elements and high quality whis is somewhat dependent on implementation	on, including r ensure the site design (as
	roquirou	+/-	P	LT	IR	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
8 Cultural heritage	Short ter	m negativ	e effect	s would	come fro	m the n	e are multiple listed buildings within 100m we oise generated due to construction, however of this PDL site and so would be a long term SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	it is expected that
9 Air quality	expected		Z and win a mir	nor increa	m of an	AQMA.	The construction and occupation of new hor on in relation to existing levels due to pollution	nes would be
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Bradford		quare F	Railway S	Station. T	he site	ent services. The nearest railway station is 5 has good access for pedestrians, but somew	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending							
12		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
Accessible services		ts at the si rnton Road		d have g	ood acce	ess to k	ey services and amenities including those on	Sunbridge Road
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	without o	disrupting of	cohesiv oment b	reness of being of a	existing a scale th	commu	thin an existing community in an area of high inity, encouraging participation and communi put pressure on local services and facilities of	ty interaction,

		Effect on S	SA Obje	ctive						
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a		
leisure	Residents at the site would have good access to a range of culture and leisure opportunities including pubs, restaurants, churches and outdoor leisure spaces. The site is 350m north west of City Park.									
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, H09, DS5, CO2	15a		
15 Safe & secure	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.									
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b		
16 Health	The site Resident	is within 1. ts at the sit	.2km of te woul	f a hospit d have g	tal, St Lul ood acce	ke's Ho ess to a	Bilton Medical Centre, putting it outside the spital. diverse range of semi-natural habitats with owell as being 350m west of City Park.			
17		-	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
Education							School, is 1km north west of the site. The near e site. These are both outside of the desired			
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
18 Employment							broad range of high quality and diverse empto further afield opportunities through multiple			
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.									

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/027 – Land and buildings south		Vacant			Preferred
of Sunbridge Road	0.58	buildings	PDL/Brownfield 100%	75 dwellings	Option: CC10/H

**Summary of assessment for CC/027:** Significant adverse effects predicted for the site due to being partially within an AQMA. Minor adverse effects predicted due to proximity to Bradford Beck and distance to educational facilities. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs, public transport and health facilities.

		Effect on S	SA Obje	ctive								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
		++	Р	LT	IR	М	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e				
3 Land & Buildings	re-use m		buildir				MSA. ALC Grade at the site is 'Urban'. The art of the development, although this is some					
4 Climate change		++	Р	LT	IR	L	SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, EN7	4a – 4e				
resilience	The site developr			t very lov			water flooding. Major beneficial with the inc					
5 Water		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e				
resources		would be li	kely to	result in	a minor i		00m of Bradford Beck to the south of the site in water consumption.	·				
6 5:!: : : : : : :	0::	++	P	LT	IR	<u>  L</u>	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f				
Biodiversity & geodiversity							evelopment here, which would incorporate Go of the site.	il elements, would				
<del>7</del>		++	Р	LT	IR	L	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b				
Landscape & townscape	National has a po	Parks or Ansitive inflused by various	AONBs ence of Local	. As it is a	a PDL si al townso icies), alt	te, new cape, by though t	discernible effect on any landscape designat development may be an opportunity to bette incorporating GI elements and high quality his is somewhat dependent on implementat	er ensure the site design (as ion.				
3 Cultural	Cita ia	+/-	P	LI	IR	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b				
heritage	term neg	Site is within a historic conservation area and there are multiple listed buildings within 50m around the site. Short term negative effects would come from the noise generated due to construction, however it is expected that the development would improve the visual setting of this PDL site and so would be a long term positive effect.										
			Р	LT	IR	H	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
9 Air quality	new hon	ithin a CAZ nes would associate	be exp	ected to	result in	a minor	ches slightly on an AQMA. The construction increase in air pollution in relation to existing tements.	and occupation of g levels due to				
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d				
10 Transport	Bradford		quare F	Railway S	Station. T	he site	ent services. The nearest railway station is has good access for pedestrians, but some					
		+	Р	LT	IR		SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a				
11 Housing	types an minimun	d tenures n criteria o	of the h	nousing is es HO4 a	s provide Ind HO5	ed in line (10 or n	owards satisfying Bradford's housing needs, with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha), as to reflect local need.	ent would meet th				
12		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a				
Accessible services		ts at the si		d have g	ood acce	ess to k	ey services and amenities including those or	n Sunbridge Road				
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a				
13 Social cohesion	without o	disrupting of	cohesiv oment l	eness of a	existing a scale th	commu	thin an existing community in an area of high inity, encouraging participation and commur put pressure on local services and facilities	ity interaction,				

		Effect on S	SA Obje	ctive						
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a		
leisure							range of culture and leisure opportunities inc The site is 400m north west of City Park.	cluding pubs,		
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a		
15 Safe & secure	location new dev	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.								
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b		
16 Health	The site Resident	is within 1 ts at the si	.2km of te woul	f a hospit d have g	tal, St Lul ood acce	ke's Ho ss to a	Bilton Medical Centre, putting it outside the spital. diverse range of semi-natural habitats with owell as being 400m west of City Park.			
	outuoo.	-	P	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
17 Education							School, is 1km north west of the site. The nea e site. These are both outside of the desired	rest secondary		
		+	Р	LT	IR	Ι	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
18 Employment	Site would provide residents with good access to a broad range of high quality and diverse employment									
19 Economy	as by inc	creasing th sinesses. <i>P</i>	e dema In impr	and for lo ovement	cal goods in the bu	s and s ilt envii	SP6, SP14, SP16, EC1, EC2, EC3, EC4 uld have a minor beneficial impact on the loc ervices and enhancing the pool of potential conment could lead to an improved attractive to help tackle local deprivation.	employees for		

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/037 – Wigan Street Car Park	0.62	Car Park, some vegetation	PDL/Brownfield 90%/ Greenfield 10%	120 dwellings	Preferred Option: CC11/H

Summary of assessment for CC/037: No significant adverse effects predicted for the site, most likely due to the fact that it is already a PDL site. Minor adverse effects predicted due to air quality (but this is shared by every site). The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs, public transport and health and educational facilities.

		Effect on	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
Oland 0		+	Р	LT	IR	M	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
3 Land & Buildings							MSA. ALC Grade at the site is 'Urban'. Poter sion of GI elements in development.	ntial loss of
4 Climate change		+	Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience	The site	is in FZ1 a	and is a			surface	water flooding. Potential for loss and gain of	
5 Water		+	P	LT	IR	I M	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources		s not coind a minor in			consump		es within 100m site. Development at the site	
6		+	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity & geodiversity							red to be likely that new development here, we further enhance the biodiversity value of the state of the sta	
7		+	Р	LT	IR	M	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
Landscape & townscape	National has a po	Parks or A	AONBs ence or Local	. As it is a	a PDL sit al townsc icies), altl	e, new ape, by	discernible effect on any landscape designation development may be an opportunity to better incorporating GI elements and high quality of his is somewhat dependent on implementation	ensure the site design (as on.
		+/-	Р	LT	IR	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
8 Cultural heritage	Short ter	m negativ	e effect ould im	s would prove th	come frome trome visual s	m the n	there are multiple listed buildings within 150 oise generated due to construction, however of this PDL site and so would be a long term	it is expected that positive effect.
	-		P	LT	IR .	l H	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality		in air poll					ion of new homes would be expected to resu due to pollution associated with homes and	
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Bradford		quare F	Railway S	Station. T	he site	ent services. The nearest railway station is 7 has good access for pedestrians, but somew	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimum	d tenures n criteria o	of the h f policie	ousing is s HO4 a	s provide nd HO5 (	d in line (10 or n	owards satisfying Bradford's housing needs, with the Local Plan policies. The developmenter homes, or an area of more than 0.5ha), as to reflect local need.	ent would meet the
12		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
Accessible services		ts at the si e and Dre			ood acce	ess to k	ey services and amenities including those on	Sunbridge Road,
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	without o	disrupting of	cohesiv oment b	eness of being of a	existing a scale th	commu	thin an existing community in an area of high inity, encouraging participation and communi put pressure on local services and facilities of	ty interaction,

		Effect on S	SA Obje	ctive				
SA Objective		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a
leisure							range of culture and leisure opportunities inc The site is 600m north west of City Park.	cluding pubs,
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a
15 Safe & secure	location new dev	where the	e are c	urrently otentially	none, and enhance	d so an comm	ould introduce new potential targets and victing increase in crime at the site cannot be ruled tunity cohesion and wellbeing, or increase nate.	out. However,
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b
16 Health	St Luke's Resident	s Hospital. ts at the si	te woul	d have g	ood acce	ss to a	Bilton Medical Centre. The site is within 1.4 diverse range of semi-natural habitats with a well as being 600m west of City Park.	
47		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b
17 Education		rest primaı Dixon's Cit					School, is 750m north of the site. The neares e site.	t secondary
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b
18 Employment	Site would provide residents with good access to a broad range of high quality and diverse employment							
		+	P	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b
19 Economy	as by inc	creasing th sinesses. <i>P</i>	e dema In impr	and for lo ovement	cal goods in the bu	s and s ilt envii	uld have a minor beneficial impact on the loc ervices and enhancing the pool of potential of conment could lead to an improved attractive o help tackle local deprivation.	employees for

Site reference and Name	(ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/038 – Car Park, Simes Street & Oastler Centre, John Street	2.81	Car Parks, Oastler Shopping centre and a sports centre, there is currently some vegetation around the site as well	PDL/Brownfield 100%	200 dwellings	CC12/H

**Summary of assessment for CC/038:** Significant adverse effects predicted for the site due to the loss of the Oastler shopping centre and associated shops including an indoor activity centre, creating a net loss of amenity and leisure services. Minor adverse effects predicted due to distance to educational facilities. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs, public transport and health facilities.

		Effect on S	SA Obje	ctive							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
3 Land &		++	Р	LT	IR	М	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e			
Buildings	Site is Brownfield. Site coincides with a coal and a sandstone MSA. ALC Grade at the site is 'Urban'. Potential loss of vegetation, but potential remediation through inclusion of GI elements in development.										
4 Climate		++	Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
change resilience	The site is in FZ1 and is at low risk of surface water flooding. Potential for gain of GI elements, but this is somewhat dependent on implementation.										
E Motor		+	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e			
5 Water resources		s not coind a minor in					es within 100m site. Development at the site	would be likely to			
6		+	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f			
Biodiversity & geodiversity	Site is PDL, but with some vegetation. It is considered to be likely that new development here, which would incorporate GI elements, would be an opportunity to further enhance the biodiversity value of the site.										
7		+	Р	LT	IR	M	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b			
Landscape & townscape	National has a po	Parks or A sitive influ	AONBs ence o	. As it is a	a PDL sit al townsc	e, new ape, by	discernible effect on any landscape designate development may be an opportunity to better incorporating GI elements and high quality his is somewhat dependent on implementate	er ensure the site design (as			
		+/-	Р	LT	IR	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b			
8 Cultural heritage	150m ar however	ound the s	ite. Sho cted tha	ort term r	g on a his negative velopmen	storic co effects at would	onservation area and there are multiple liste would come from the noise generated due to improve the visual setting of this PDL site a	d buildings within construction,			
	_	-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c			
9 Air quality		in air pollu					ion of new homes would be expected to res due to pollution associated with homes and				
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d			
	Site is within 100m of multiple bus stops with frequent services. The nearest railway station is 500m east at Bradford Forster Square Railway Station. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.										
10 Transport								mat iimitod for			

		Effect on	SA Obje	ctive								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
	The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.											
12			Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a				
Accessible services							the Broadway Braford and the Forster Square sof Oastler shopping centre and multiple sho					
13 Social cohesion	without o	disrupting of	cohesiv oment b	reness of being of a	existing a scale th	commu	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4 thin an existing community in an area of high nity, encouraging participation and communi- put pressure on local services and facilities of	ty interaction,				
			Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
14 Culture & leisure	pubs, res	staurants, re (indoor	church activitie	es and o	utdoor le	isure sp	s to a range of culture and leisure opportuniti aces, the development would result in the lo for Asian style clothing) and an Islam educat	ss of Monster ional supply shop.				
15 Safe & secure	location, enhance	and so ar	increa	se in crir	ne at the	site car	SP1, SP3, SP4, SP16, H09, DS5, CO2 buld introduce new potential targets and victing the ruled out. However, new development crease natural surveillance, and so could help	t could potentially				
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
16 Health	St Luke's Resident outdoor	s Hospital ts at the si	to the s te woul nd com	south. d have g imunity e	ood acce	ess to a ent, hov	Bilton Medical Centre. The site is within 1.64 diverse range of semi-natural habitats with overer development would also cause the loss	pportunities for				
17 Education							SP6, SP14, SP16, EC3, DS5, CO2 School, is 850m north of the site, which is out	17a, 17b side the desired				
Laddation	range. T	he neares	t secon P	dary sch LT	ool, Carlt IR	ton Boili H	ng College, is 1.4km north east of the site. SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a. 18b				
18 Employment					good acce	ess to a	broad range of high quality and diverse emp o further afield opportunities through multiple	loyment				
	1	+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	as by inc	creasing the	ie dema An impr	and for lo	cal good in the bu	s and so uilt envir	uld have a minor beneficial impact on the loc- ervices and enhancing the pool of potential e onment could lead to an improved attractiver o help tackle local deprivation.	mployees for				

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/039 – George Street	1.02	Car Park	PDL/Brownfield 100%	200 dwellings	CC13/H

**Summary of assessment for CC/039:** Adverse significant effects predicted due to the site's flood risk. Minor adverse effects predicted due to air quality (this is shared by all sites)The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health and educational facilities.

		Effect on S	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect effect		Permanence Duration		Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings	Site is B	rownfield.	Site co	incides w	<u>/ith a coa</u>	I MSA.	ALC Grade at the site is 'Urban'.	1
4 Climate change			Р	LT	IR	L	SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, EN7	4a – 4e
resilience	The maj	ority of the				<u>Z3 and</u>	is at a high risk of surface water flooding.	Te e
5 Water	0:41	+	P	LT	IR	L	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources		s not coinc result in a					no waterbodies within 100m. Development a	t the site would be
	likely to	+	P	LT	IR	ı	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
6	Sita is P					raceae	and trees. It is considered to be likely that ne	
Biodiversity & geodiversity							be an opportunity to further enhance the bio	
7		+	Р	LT	IR	M	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7 Landscape & townscape	National has a po	Parks or A	AONBs. ence o	. As it is a	a PDL sit al townsc	e, new ape, by	discernible effect on any landscape designat development may be an opportunity to bette incorporating GI elements and high quality this is somewhat dependent on implementati	r ensure the site design (as
	•	+/-	Р	LŤ	ΙŔ	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
8 Cultural heritage	100m no however	orth of the	site. Shoted the effect.	ort term at the dev	negative /elopmen	effects it would	servation areas and there are multiple listed would come from the noise generated due to a limprove the visual setting of this PDL site a	o construction, nd so would be a
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality		in air pollu					ion of new homes would be expected to resist due to pollution associated with homes and	
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Bradford		ge Rail	way Stat	ion. The	site has	ent services. The nearest railway station is a good access for pedestrians, but somewhat	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on the types and tenures of the housing is provided in line with the Local Plan policies. The development would meet the minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.							
12		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, C02	12a
Accessible services							ey services and amenities including those in ay Station.	Bradford
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	without o	disrupting o	cohesiv oment b	eness of being of a	existing a scale th	commu	thin an existing community in an area of high inity, encouraging participation and commun put pressure on local services and facilities	ity interaction,

		Effect on SA Objective									
SA Objective	Baseline trend	Score of effect	Permanence	Duration  Certainty  Certainty  Certainty  Certainty  Certainty  Mitigating or enhancing Local Plan policies		Mitigation code(s)					
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a			
leisure							range of culture and leisure opportunities inc The site is within 600m of City Park to the we				
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.										
	++ P LT IR H SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5										
16 Health	Site is 800m south west of the nearest GP surgery, Hillside Bridge Healthcare Centre. The site is within 1km of a hospital, Leeds Road Community Hospital. There are multiple exercise opportunities within 1.2km including an outdoor open space.										
47		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
17 Education		rest primar Carlton Boi					ool, is 600m south west of the site. The near	est secondary			
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment	Site would provide residents with good access to a broad range of high quality and diverse employment										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.										

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/042 – Thornton Road/Water Lane	0.22	Vacant lot and hardstanding	PDL/Brownfield 100%	50 dwellings	Preferred Option: CC14/H

Summary of assessment for CC/042: Adverse significant effects predicted due to the site's flood risk (particularly surface water flooding). Minor adverse effects predicted due to air quality (this is shared by all sites). The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health facilities.

		Effect on	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings	Site is B	rownfield.	Site co	incides w	ith a coa	l and sa	andstone MSA. ALC Grade at the site is 'Urb	an'.
4 Climate change			Р	LT	IR	Н	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience	The maj	ority of the					st face is in FZ2 and is at a high risk of surface	
5 Water	0:1	+	P	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources		s not coind result in a					in 100m of a waterbody. Development at the ption.	site would be
6		++	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity & geodiversity							evelopment here, which would incorporate G e of the site.	l elements, would
		++	Р	LT	IR	L	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7	Develop	ment at thi	is locati	on would	not resu	ılt in a c	discernible effect on any landscape designation	on, including
Landscape &							development may be an opportunity to better	
townscape							incorporating GI elements and high quality of	
townscape	required			Plan poli			his is somewhat dependent on implementation	
		+/-	Р	LT	IR	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
8 Cultural heritage	term neg	ative effec	cts on s	etting wo	ould com-	e from t	, the nearest listed building is 250m north of he noise generated due to construction; how ting of this PDL site and so would be a long to	ever it is expected
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	expected		in a mir	nor increa			The construction and occupation of new hom in relation to existing levels due to pollution	
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Bradford		quare F	Railway S	Station. T	he site	ent services. The nearest railway station is 8 has good access for pedestrians, but somew	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	The site could make a minor positive contribution towards satisfying Bradford's housing needs, depending on t types and tenures of the housing is provided in line with the Local Plan policies. The development would meet minimum criteria of policies HO4 and HO5 (10 or more homes, or an area of more than 0.5ha), that specify aspects such as housing mix and affordable houses to reflect local need.							
12		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
Accessible services		ts at the si		d have g	ood acce	ess to k	ey services and amenities including those on	Sunbridge Road
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	without o	disrupting of	cohesiv oment l	eness of being of a	existing a scale th	commu	thin an existing community in an area of high inity, encouraging participation and communi put pressure on local services and facilities of	ty interaction,

		Effect on S	SA Obje	ctive								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
14 Cultura 9		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
14 Culture & leisure	restaura	desidents at the site would have good access to a range of culture and leisure opportunities including pubs, estaurants, churches and outdoor leisure spaces. The site is within 600m of multiple green space options according Infirmary fields to the north.										
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
15 Safe & secure	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillan and so could help to combat the local risk of crime.											
40115545		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, H09, EN1, EN8, EN9, C01, C02, C03, DS1, DS5	16a, 16b				
16 Health	Site is 550m south east of the nearest GP surgery, Bilton Medical Centre. The site is within 1.3km north of a hospital, St Luke's Hospital.											
17	,	+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
Education							School, is 750m north of the site. The nearest be site, this is outside of the desired range.	secondary				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
18 Employment							broad range of high quality and diverse emp to further afield opportunities through multiple					
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	as by inc	creasing th sinesses. <i>A</i>	e dema n impr	and for lo ovement	cal good: in the bu	s and s iilt envii	uld have a minor beneficial impact on the loc ervices and enhancing the pool of potential e ronment could lead to an improved attractiver o help tackle local deprivation.	mployees for				

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/044 – Former Royal Mail Sorting	1.73	Empty Lot,	PDL/Brownfield 100%	150 dwellings	Preferred Option:
Office		hardstanding			CC15/H

Summary of assessment for CC/044: Adverse significant effects predicted due to the site's flood risk. Minor adverse effects predicted due to air quality (this is shared by all sites). The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health facilities.

		Effect on S	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings	Site is B	rownfield.	Site co	incides w	ith a san	dstone	MSA. ALC Grade at the site is 'Urban'.	
4 Climate change			Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience	The major	ority of the	site is			and is	at High risk of surface water flooding.	T
5 Water	Cita das	+	P	LT CCD	IR Zanalaha	L L	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources		s not coinc result in a					no waterbodies within 100m. Development at	the site would be
6	likely to	++	P	IT	IR IR		SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity	Site is P			ed to be I		t new de	evelopment here, which would incorporate G	
& geodiversity							e of the site.	, , , , , , , , , , , , , , , , , , , ,
		++	Р	LT	IR	M	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7 Landscape	Develop	ment at thi	s locati	ion would	not resu	ult in a d	discernible effect on any landscape designation	on, including
&							development may be an opportunity to bette	
townscape	has a positive influence on the local townscape, by incorporating GI elements and high quality design (as							
	required						his is somewhat dependent on implementation	
	The site	+/-	P	LT	IR	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3 a historic conservation area and there are mu	8a, 8b
8 Cultural							negative effects would come from the noise g	
heritage							opment would improve the visual setting of the	
		be a long						
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality		in air pollu					ion of new homes would be expected to result to due to pollution associated with homes and	
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport							ent services. The nearest railway station is 2	
		Forster S with a limit					has good access for pedestrians, but somew	hat limited for
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing							owards satisfying Bradford's housing needs,	
							with the Local Plan policies. The developme	
							nore homes, or an area of more than 0.5ha),	tnat specify
	aspecis	Such as no		liix and a			s to reflect local need. SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4,	
12		+	Р	LT	IR	Н	CO2	12a
Accessible services	Residen	ts at the si	te woul	d have g	ood acce	ess to k	ey services and amenities including those in	Bradford
Services							ilway Station.	
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social							thin an existing community in an area of high	
cohesion							inity, encouraging participation and communi	
						nat may	put pressure on local services and facilities	or could after the
		se of com						

		Effect on S	SA Obje	ctive							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a			
leisure							range of culture and leisure opportunities inc The site is within 500m of City Park to the so				
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	location new dev	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.									
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
16 Health	Site is 800m west of the nearest GP surgery, Hillside Bridge Healthcare centre. The site is within 1.3km of a hospital, Leeds Road Community Hospital. There are multiple exercise opportunities within 1.2km including outdoor open space.										
47		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
17 Education							eadership Academy, is 1km east of the site, the Carlton Boiling College, is 1km north east of	nis is outside of			
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment	Site would provide residents with good access to a broad range of high quality and diverse employment										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	as by inc	creasing th sinesses. A	e dema An impr	and for lo ovement	cal good: in the bu	s and s iilt envii	uld have a minor beneficial impact on the loc ervices and enhancing the pool of potential e ronment could lead to an improved attractiver o help tackle local deprivation.	mployees for			

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/045 – Area west of Valley Road	1.67	Multiple car parks and hardstanding	PDL/Brownfield 100%	600 dwellings	Preferred Option: CC16/H

**Summary of assessment for CC/045:** Adverse significant effects predicted due to the site's flood risk. Minor adverse effects predicted due to air quality (this is shared by all sites). The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health facilities. This site has potential for major positive effects for housing due to the vast amount of potential dwellings.

		Effect on S	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings	Site is B	rownfield.	Site co	incides w	ith a coa	l and s	andstone MSA. ALC Grade at the site is 'Urb	pan'.
4 Climate change			Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience	Almost tl	ne entirety				or FZ3	and is at high risk of surface water flooding.	1
5 Water		+	Р	LT	IR	L	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							no waterbodies within 100m. Development a	t the site would be
0	likely to	result in a				consum		C- Ct
6 Diadicaraite	0:1- :- D	++	P	LT	IR	L L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity & geodiversity							evelopment here, which would incorporate Go of the site.	i elements, would
		++	Р	ΙT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7	Develop		s locati	ion would			discernible effect on any landscape designat	
Landscape							development may be an opportunity to bette	
&							incorporating GI elements and high quality	
townscape							his is somewhat dependent on implementati	
		+/-	Р	LŤ	IŘ	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
O Cultural	The site	is located	within '	100m of a	a historic	conser	vation area and there are multiple listed buil	dings within 100m
8 Cultural heritage	around t	he site. Sh	ort tern	n negativ	e effects	would	come from the noise generated due to const	truction, however it
nemage	is expect positive		e devel	opment v	would im	orove th	ne visual setting of this PDL site and so woul	d be a long term
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality		in air pollu					ion of new homes would be expected to rest due to pollution associated with homes and	
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport							ent services. The nearest railway station is	
							has good access for pedestrians, but some	vnat limited for
	Cyclists	vith a limit	P P	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
				ior positi	ve contri	hution t	owards satisfying Bradford's housing needs,	depending on the
	The site	could mak	e a ma	1101 1005111				debending on the
11 Housing								
11 Housing	types an	d tenures	of the h	ousing is	s provide	d in line	with the Local Plan policies. The developm	ent would meet the
11 Housing	types an minimum	d tenures o criteria of	of the h	nousing is s HO4 a	s provide nd HO5	d in line (10 or n	with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha),	ent would meet the
12	types an minimum	d tenures o criteria of	of the h	nousing is s HO4 a	s provide nd HO5	d in line (10 or n	with the Local Plan policies. The developm	ent would meet the
12 Accessible	types an minimum aspects  Residen	d tenures n criteria of such as ho + ts at the si	of the he policies ousing the P	nousing is es HO4 a mix and a LT d have g	s provide nd HO5 affordable IR ood acce	d in line (10 or n e house H ess to k	with the Local Plan policies. The developm more homes, or an area of more than 0.5ha), es to reflect local need. SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4,	ent would meet the that specify
11 Housing  12 Accessible services	types an minimum aspects  Residen	d tenures n criteria of such as ho + ts at the si	of the he policies ousing the P	nousing is es HO4 a mix and a LT d have g	s provide nd HO5 affordable IR ood acce	d in line (10 or n e house H ess to k	with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2  ey services and amenities including those in	ent would meet the that specify
12 Accessible services	types an minimum aspects Resident parks ad	d tenures n criteria of such as ho + ts at the si jacent to t	of the had policied busing of the policied purposes of the policied pur	nousing is es HO4 a mix and a LT d have g Bradford	s provide nd HO5 affordable IR ood acce d Broadw IR	d in line (10 or n e house  H ess to k yay and H	with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2  ey services and amenities including those in Bradford Forster Square Railway Station.  SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	ent would meet the that specify  12a the multiple retail
12 Accessible services	types an minimum aspects  Residen parks ad  Develope	d tenures n criteria of such as ho + ts at the si jacent to ti + ment woul	of the he policies ousing in the policies of t	housing is set HO4 a mix and a LT dhave get Bradford LT de high-c	s provide nd HO5 affordable IR ood acce d Broadw IR quality ho	d in line (10 or n e house H ess to k yay and H mes wi	with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2  ey services and amenities including those in Bradford Forster Square Railway Station.	ent would meet the that specify  12a  the multiple retail  13a deprivation (IMD)
12 Accessible services	Resident parks ad Develop without to without to	d tenures n criteria of such as ho + ts at the si jacent to ti + ment woul disrupting of	of the he folicition policies pusing I P te would he site, P d provicohesivement be	and a mix and a	s provide nd HO5 affordable IR ood acce d Broadw IR quality ho existing a scale th	d in line (10 or n e house  H ess to k yay and  H mes wi commu	with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, C02  ey services and amenities including those in Bradford Forster Square Railway Station.  SP2, SP6, SP9, DS1, DS5, C01, C02, H04 thin an existing community in an area of high	ent would meet the that specify  12a  the multiple retail  13a  deprivation (IMD) ity interaction,

		Effect on S	SA Obje	ctive								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
leisure							range of culture and leisure opportunities inc The site is within 600m of City Park to the so					
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
15 Safe & secure	location new dev	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.										
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
16 Health	Site is 800m west of the nearest GP surgery, Hillside Bridge Healthcare centre. The site is within 1.4km of a hospital, Leeds Road Community Hospital. There are multiple exercise opportunities within 1.2km including outdoor open space.											
47		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
17 Education							adership Academy, is 1km east of the site, the Carlton Boiling College, is 900m north east o	nis is outside of				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
18 Employment	Site would provide residents with good access to a broad range of high quality and diverse employment											
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	as by inc	creasing th sinesses. A	e dema An impr	and for lo ovement	cal good: in the bu	s and s ilt envi	uld have a minor beneficial impact on the loc ervices and enhancing the pool of potential e ronment could lead to an improved attractiver o help tackle local deprivation.	mployees for				

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/047 - Former Yorkshire Building					Preferred
Society HQ, High Point, New John	0.12	Hardstanding,	PDL	80 dwellings	Option: CC17/H
Street		Building			0017711

## Summary of assessment for CC/047:

Major positive effects have been identified in relation to the land and buildings SA Objective largely due to the site being on brownfield land and on ALC Grade Urban land.

Major adverse effects predicted is predicted in relation to the air quality SA Objective as the site is located within the proposed CAZ.

The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health and educational facilities.

Minor adverse effects predicted due to flood risk. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health and educational facilities.

A significant positive effect has been identified in relation to the health SA Objective due to the proximity of healthcare facilities and services.

		Effect on SA	Objecti	ve				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings	Site is B	rownfield. Si	te coind	cides with	h a coal a	and san	dstone MSA. ALC Grade at the site is 'Urb	oan'.
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, EN7	4a – 4e
resilience	The site	is in FZ1. Th	nere is a	a low risk	c of surfa	ce wate	er flooding at the site.	
5 Water		+	Р	LT	IR	L	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources		s not coincic result in a m					o waterbodies within 100m. Development a tion.	t the site would be
6		+	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity & geodiversity							ing. It is considered to be likely that new depportunity to further enhance the biodivers	
7		+	Р	LT	IR	M	SP2, EN1, EN3, EN5, EN6, DS2, DS3 scernible effect on any landscape designat	7a, 7b
Landscape & townscape	townsca		orating	GI elem	ents and	high q	evelopment may be an opportunity to enha uality design (as required by various Local ation.	
		+/-	Р	LT	IR	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
8 Cultural heritage	boundar form will Short ter the deve	ies. The nea mitigate any m negative	rest list / impac effects uld enha	ed buildi t on the s would co ance the	ng is app setting of ome from visual se	roxima this as the noi tting of	se generated due to construction, howeve this site through careful design (in line with	intervening built r it is expected tha
	,		Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality	difficult.	The constru	ction an	nd occupa	ation of n	ew hon	make achieving air quality improvement ta nes would be expected to result in a minor associated with homes and transport mov	increase in air ements.
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5 TR6	10a – 10d
		ithin 100m o	f multin	le bus st			nt services. The nearest railway station is	380m north east at
10 Transport	Bradford		ıare Ra			e site ha	as good access for pedestrians, but some	vhat limited for

		Effect on SA	Objectiv	ve .					
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
	types an minimum	d tenures of a criteria of p	the hou olicies	ising is p HO4 and	rovided i I HO5 (10	in line v O or mo	vards satisfying Bradford's housing needs, or vith the Local Plan policies. The developme re homes, or an area of more than 0.5ha), to to reflect local need.	nt would meet the	
12		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	12a	
Accessible services		ts at the site by and aroun							
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a	
13 Social cohesion	without o	disrupting co	hesiver nent bei	ess of exness of exness of a s	xisting co	mmuni	in an existing community in an area of high ty, encouraging participation and communit ut pressure on local services and facilities o	y interaction,	
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a	
leisure							ange of culture and leisure opportunities inc he site is within 300m of Peel Park to the no		
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a	
15 Safe & secure	location new dev	where there	are cur uld pote	rently no entially e	ne, and s nhance o	so an in commur	d introduce new potential targets and victim icrease in crime at the site cannot be ruled nity cohesion and wellbeing, or increase nat	out. However,	
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b	
16 Health	Bevan H Leeds R space.	ouse Primar oad Commu	y Care nity Ho	Centre is spital. Th	approxi ere are s	mately several	220m from the site. The site is within 1.6km exercise opportunities within 1.2km includir	n of a hospital, ng outdoor open	
17		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b	
Education							nool, is 800m north west of the site. The neallege, both within 1.3km of the site.	arest secondary	
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b	
18 Employment							road range of high quality and diverse empl further afield opportunities through multiple		
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b	
19 Economy	as by inc	creasing the sinesses. An	demano improv	d for loca ement in	l goods a the built	and ser enviror	d have a minor beneficial impact on the local vices and enhancing the pool of potential en ment could lead to an improved attractiven thelp tackle local deprivation.	mployees for	

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/068A/D/E – Canal Road	0.22	Empty Lot and buildings	PDL/Brownfield 100%	154 dwellings	Preferred Option: CC18/H

**Summary of assessment for CC/068A/D/E:** Adverse significant effects predicted due to the site's flood risk (particularly surface water flooding). Minor adverse effects predicted due to air quality (this is shared by all sites). The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health and educational facilities.

		Effect on S	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings	Site is B	rownfield.	Site co	<u>incides w</u>	<u>ith a san</u>	dstone	MSA. ALC Grade at the site is 'Urban'.	
4 Climate change			Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience		ority of the a high risk					face of the site encroaching on FZ2 and is a	djacent to FZ3.
5 Water		+	Р	LT	IR	L	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources		s not coinc result in a					no waterbodies within 100m. Development at ption.	the site would be
6		++	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity & geodiversity							evelopment here, which would incorporate G e of the site.	elements, would
7		++	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
Landscape & townscape	National has a po	Parks or A	AONBs ence o	. As it is a	a PDL sit al townsc	e, new ape, by	discernible effect on any landscape designation development may be an opportunity to better incorporating GI elements and high quality of his is somewhat dependent on implementation SP2, SP10, EN3, EN4, EN5, EN6, DS3	ensure the site design (as
8 Cultural heritage	the site.	Short term d that the c	negati levelop	ive effect ment wo	s would o uld impro	come from the	ea and there are multiple listed buildings with om the noise generated due to construction, visual setting of this PDL site and so would b	however it is e a long term
		-	P	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality		in air pollu					ion of new homes would be expected to resustance to pollution associated with homes and	
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Bradford		quare F	Railway S	Station. T	he site	ent services. The nearest railway station is 3 has good access for pedestrians, but somew	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an minimum	d tenures of criteria of	of the h	nousing is es HO4 a	s provide nd HO5 (	d in line (10 or n	owards satisfying Bradford's housing needs, with the Local Plan policies. The development nore homes, or an area of more than 0.5ha), as to reflect local need.	ent would meet the
12		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a
Accessible services							ey services and amenities including those in ilway Station.	Bradford
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a
13 Social cohesion	without o	disrupting o	cohesiv oment b	reness of being of a	existing a scale th	commu	thin an existing community in an area of high inity, encouraging participation and communi put pressure on local services and facilities of	ty interaction,

		Effect on S	SA Obje	ctive							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Mitigation code(s)						
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a			
leisure							range of culture and leisure opportunities inc The site is within 500m of Peel Park to the n				
·		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	location new dev	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.									
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
16 Health	hospital,	Site is 600m west of the nearest GP surgery, Hillside Bridge Healthcare centre. The site is within 1.1km of a hospital, Leeds Road Community Hospital. There are multiple exercise opportunities within 1.2km including outdoor open space.									
4-7		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a. 17b			
17 Education							adership Academy, is 800m east of the site. In north east of the site.	The nearest			
		+	Р	LT	IR .	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment	Site would provide residents with good access to a broad range of high quality and diverse employment										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.										

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
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CC/068G (CC19/H) – 16-18 Mill Street	0.05	Hardstanding and buildings	PDL	60 dwellings	Preferred Option:
<b>55</b> 51		l			CC19/H

## Summary of assessment for CC/068G:

Major positive effects have been identified in relation to the land and buildings SA Objective largely due to the site being on brownfield land and on ALC Grade Urban land.

Major adverse effects predicted due to flood risk as the site is located in FZ3a and there is a medium-high risk of surface water flooding.

Major adverse effects predicted is predicted in relation to the air quality SA Objective as the site is located within the proposed CAZ.

The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health and educational facilities.

		Effect on SA	Objecti	ve													
SA Objective	Baseline trend Score of effect		Permanence Duration		Reversibility Certainty		Mitigating or enhancing Local Plan policies	Mitigation code(s)									
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e									
Buildings	Site is B	rownfield. Si	te coind	cides with	n a coal a	and san	dstone MSA. ALC Grade at the site is 'Urb	oan'.									
4 Climate change			Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e									
resilience	The site	is in FZ3a. T	here is			isk of s	urface water flooding at the site.	T									
5 Water	Cita das	+	P	LT	IR	L	SP9, EN1, EN2, EN7, EN9 waterbodies within 100m. Development a	5a – 5e									
resources		s not coincid result in a mi						it the site would be									
6		+	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f									
Biodiversity & geodiversity	Site is PDL, but with some vegetation that would likely be removed. It is considered to be likely that new development here, which would incorporate GI elements, would be an opportunity to further enhance the biodiversity value of the site.																
7		+	Р	LT	IR	M	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b									
Landscape & townscape	Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. As it is a PDL site, new development may be an opportunity to enhance the local townscape, by incorporating GI elements and high quality design (as required by various Local Plan policies), although this is somewhat dependent on implementation.  +/-  P LT IR M SP2, SP10, EN3, EN4, EN5, EN6, DS3 8a, 8b																
8 Cultural heritage	Short ter the deve	m negative	effects Ild enha	would co ance the	me from visual se	the noi tting of	nere are three listed buildings within 30-50 se generated due to construction, howeve this site through careful design (in line with	r it is expected that									
			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c									
9 Air quality	Site is within the proposed CAZ and therefore could make achieving air quality improvement targets more difficult. The construction and occupation of new homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements.																
10 Transport		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5 TR6	10a – 10d									
10 Transport	Site is w Bradford	Site is within 170m of multiple bus stops with frequent services. The nearest railway station is 200m north west at Bradford Forster Square Railway Station. The site has good access for pedestrians and cyclists.															
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a									
11 Housing	types an minimum	d tenures of n criteria of p	the hou olicies	using is p HO4 and	orovided in HO5 (10	in line v 0 or mo	vards satisfying Bradford's housing needs, with the Local Plan policies. The developm re homes, or an area of more than 0.5ha), to reflect local need.	ent would meet the									
12		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a									
Accessible services																	
SELVICES	Broadwa	iy and aroun	a Braai	ioia rois	itei Syua	ie Kain	vay Station.										

		Effect on SA	Objecti	ve								
SA Objective	Baseline trend			Mitigating or enhancing Local Plan policies	Mitigation code(s)							
13 Social cohesion	Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.											
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
leisure	Residents at the site would have good access to a range of culture and leisure opportunities including pubs, restaurants, churches and outdoor leisure spaces. The site is within 300m of Peel Park to the north.											
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
15 Safe & secure	location new dev	where there	are cur uld pote	rently no entially e	ne, and s nhance o	so an ir commu	Id introduce new potential targets and victim icrease in crime at the site cannot be ruled only cohesion and wellbeing, or increase nate SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9,	out. However,				
16 Health		++	Р	LT	IR	Н	CO1, CO2, CO3, DS1, DS5	16a, 16b				
TOTICALLI	Site is 600m west of the nearest GP surgery. The site is within 1.1km of a hospital, Leeds Road Community Hospital. There are several exercise opportunities within 1.2km including outdoor open space.											
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
Education							school, is 620m north west of the site. The north east of the site.	nearest				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
18 Employment							road range of high quality and diverse empl further afield opportunities through multiple					
<u> </u>		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	as by inc	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.										

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/073 – Yorkshire Stone Yard and		Empty Lot			Preferred
Mill, Thornton Road/Lower Grattan	0.22	and Vacant	PDL/Brownfield 100%	80 dwellings	Option: CC20/H
Road		buildings			

**Summary of assessment for CC/073:** Adverse significant effects predicted due to the site being partially within an AQMA. Minor adverse effects predicted for water resources due to proximity to Bradford Beck, flood risk and distance to educational facilities. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health facilities.

		Effect on	SA Obje	ctive							
SA Objective Baseline trend		Score of effect But But But But But But But But But Bu		Duration Reversibility		Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
		++	Р	LT	IR	L	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e			
3 Land & Buildings	scope to		any of t	he buildiı			andstone MSA. ALC Grade at the site is 'Urk site as part of the development, although th				
4 Climate		-	Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
change resilience	The majority of the site is in FZ2 and is at medium risk of surface water flooding. The site's climate resilience could be improved with the inclusion of GI in development, although this is somewhat dependent on implementation.										
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e			
resources							00m of Bradford Beck to the south of the site	e. Development at			
6	the site v		kely to	result in	a minor ii IR	ncrease	e in water consumption. SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f			
Biodiversity	Site is P	++ DL It is co	nsidere			new de					
& geodiversity	be an opportunity to enhance the biodiversity value of the site.										
7		++	Р	LT	IR	L	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b			
Landscape & townscape	Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. As it is a PDL site, new development may be an opportunity to better ensure the stage and property incorporating GL elements and high quality design (as										
		+/-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b			
8 Cultural heritage	Short ter	m negativ	e effect	s would	come fro	m the n	e are multiple listed buildings within 100m no oise generated due to construction, howeve of this PDL site and so would be a long term	r it is expected that			
			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c			
9 Air quality	new hom		be exp	ected to	result in a	a minor	ches slightly on an AQMA. The construction increase in air pollution in relation to existing tements.				
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d			
10 Transport	Site is within 100m of multiple bus stops with frequent services. The nearest railway station is 700m north east at Bradford Forster Square Railway Station. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.										
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a			
11 Housing	types an minimum	d tenures o criteria o	of the h	nousing is es HO4 a	s provide and HO5 (	d in line (10 or n	owards satisfying Bradford's housing needs, with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha), as to reflect local need.	ent would meet the			
12		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a			
Accessible services		ts at the si rnton Road		d have g	ood acce	ess to k	ey services and amenities including those or	Sunbridge Road			
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a			

		Effect on S	SA Obje	ctive								
SA Objective	Score of ellect Certain of Cortain of Cortai		Mitigating or enhancing Local Plan policies	Mitigation code(s)								
13 Social cohesion	Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.											
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
leisure	Residents at the site would have good access to a range of culture and leisure opportunities including pubs, restaurants, churches and outdoor leisure spaces. The site is 450m north west of City Park.											
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
secure	new development could potentially enhance community cohesion and wellbeing, or increase natural surveillar and so could help to combat the local risk of crime.    P											
16 Health	Site is 800m south east of the pearest GP surgery. Bilton Medical Centre. The site is within 1.1km of a hospital.											
47		-	Р	LT	İR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
17 Education							School, is 950m north west of the site. The ne e site. These are both outside of the desired	earest secondary				
		+	Р	ĹŤ	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
18 Employment							broad range of high quality and diverse emp o further afield opportunities through multiple					
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	as by inc	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.										

(ha) uses Brownierd spirit development	Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
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CC/076 – Burnett Street Car Park 0.31 Car Park PDL/Brownfield 100% 50 dwellings Opti	referred ption: C21/H
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**Summary of assessment for CC/076:** Adverse significant effects predicted due to the site being partially within an AQMA. No minor adverse effects predicted. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health and educational facilities.

		Effect on S	SA Obje	ctive								
SA Objective	Baseline trend Score of effect		Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e				
Buildings	Site is B	rownfield.	Site coi	ncides w	ith a coa	I MSA.	ALC Grade at the site is 'Urban'.					
1 Climate		++	Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
change	The site	is in F71 a	nd is a	t verv lov	v risk of s	surface		r beneficial with				
esilience		The site is in FZ1 and is at very low risk of surface water flooding. This can be considered major beneficial with the inclusion of GI elements, although this is somewhat dependent on implementation.										
Water		+	Р	LT	IR	L	SP9, EN1, EN2, EN7, EN9	5a – 5e				
esources							no waterbodies within 100m. Development a	t the site would be				
	likely to	result in a	minor ir	ncrease i		consum		C- Ct				
Siodiversity	Sito is D	++ DL It is co	neidere	d to be l	IR ikely that	now de	SP10, SP11, EN1, EN2, EN3, EN7, EN9 evelopment here, which would incorporate G	6a – 6f				
eodiversity							e of the site.	ii elememis, would				
		++	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b				
.andscape							discernible effect on any landscape designat					
anuscape							development may be an opportunity to bette					
ownscape							incorporating GI elements and high quality					
·	required	by various	P	Pian poii LT	cies), aiti	nougn t M	his is somewhat dependent on implementati SP2, SP10, EN3, EN4, EN5, EN6, DS3	on. 8a, 8b				
	The site						eas and there are multiple listed buildings w					
3 Cultural neritage	the site.	the site. Short term negative effects would come from the noise generated due to construction, however it is expected that the development would improve the visual setting of this PDL site and so would be a long term positive effect.										
	poolaro	onoot.										
			Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
Air quality	new hon		Z and is	adjacer ected to	t to and or	encroad a minor	ches slightly on an AQMA. The construction increase in air pollution in relation to existing rements.	and occupation of				
Air quality	new hon	nes would	Z and is	adjacer ected to	t to and or	encroad a minor	ches slightly on an AQMA. The construction increase in air pollution in relation to existing	and occupation of				
	new hon pollution  Site is w Bradford	nes would associate + ithin 100m	Z and is be expe d with h P of muli quare F	a adjacer ected to nomes ar LT tiple bus Railway S	t to and oresult in and transpulled IR stops with Station. T	encroad a minor ort mov H th frequ he site	ches slightly on an AQMA. The construction increase in air pollution in relation to existing rements.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  ent services. The nearest railway station is 6 has good access for pedestrians, but someway.	and occupation of g levels due to  10a – 10d  600m north west at				
	Site is w Bradford cyclists v	nes would associate + ithin 100m I Forster S with a limite	Z and is be expo d with h P of mul- quare F ed amo	s adjacer ected to nomes ar LT tiple bus Railway S unt of cy	t to and or result in and transpulled IR stops with Station. Tolle paths	encroad a minor ort mov H th frequ he site s.	ches slightly on an AQMA. The construction increase in air pollution in relation to existing rements.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  ent services. The nearest railway station is 6 has good access for pedestrians, but someway SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	and occupation of g levels due to  10a – 10d  600m north west at what limited for				
9 Air quality 10 Transport 11 Housing	Site is w Bradford cyclists v  The site types an minimun	nes would associate  + ithin 100m I Forster S with a limit  + could mak d tenures n criteria of	Z and is be exported with P P of multiple of amount P P e a mir of the h	s adjacer ected to nomes ar LT tiple bus Railway S unt of cy LT nor positi	t to and oresult in a not transport IR stops with Station. Tole paths IR ve contril s provide and HO5 (	encroace minor ort mover the site is.  Hoution to do in line (10 or n	ches slightly on an AQMA. The construction increase in air pollution in relation to existing rements.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  ent services. The nearest railway station is 6 has good access for pedestrians, but someway SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10  owards satisfying Bradford's housing needs, with the Local Plan policies. The developmence homes, or an area of more than 0.5ha), as to reflect local need.	and occupation of g levels due to  10a – 10d  600m north west at what limited for  11a  depending on the ent would meet the				
0 Transport  1 Housing	Site is w Bradford cyclists v  The site types an minimun	nes would associate  + ithin 100m I Forster S with a limit  + could mak d tenures n criteria of	Z and is be exported with P P of multiple of amount P P e a mir of the h	s adjacer ected to nomes ar LT tiple bus Railway S unt of cy LT nor positi	t to and oresult in a not transport IR stops with Station. Tole paths IR ve contril s provide and HO5 (	encroace minor ort mover the site is.  Hoution to do in line (10 or n	ches slightly on an AQMA. The construction increase in air pollution in relation to existing rements.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 ent services. The nearest railway station is 6 has good access for pedestrians, but someway SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs, with the Local Plan policies. The development or homes, or an area of more than 0.5ha),	and occupation of g levels due to  10a – 10d  600m north west a what limited for  11a  depending on the ent would meet the				
0 Transport  1 Housing	Site is w Bradford cyclists w  The site types an minimum aspects  Residen	thin 100m I Forster Swith a limite  +  could maked tenures of criteria of such as how  ts at the si	Z and is be exported with P P of multiple of amount of the holicies outsing the would be seen a mirror of the holicies outsing the policies outsing the would be seen a mirror of the holicies outsing the policies outsing the would be seen a mirror of the holicies outsing the policies outside the policie	s adjacer ected to rected to rected to rected to receive the rected to recte	t to and oresult in a not transport IR stops with Station. Tole paths or sprovide affordable IR spood acceptance of the sprovide of the sprovi	encroace minor ort mover the site of the s	ches slightly on an AQMA. The construction increase in air pollution in relation to existing rements.  SP7, SP9, DS4, H09, TR1, TR2, TR3, TR4, TR5, TR6  ent services. The nearest railway station is 6 has good access for pedestrians, but someway access for pedestrians, but someway SP8, H01, H02, H03, H04, H05, H06, H07, H08, H09, H010  owards satisfying Bradford's housing needs, with the Local Plan policies. The development or homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2  ey services and amenities including those in ailway Station.	and occupation of g levels due to  10a – 10d  600m north west a what limited for  11a  depending on the ent would meet that specify				
0 Transport	Site is w Bradford cyclists v  The site types an minimun aspects  Residen Broadwa	thin 100m I Forster S with a limite  could mak d tenures n criteria of such as ho  ts at the si ay and arou  +	Z and is be exported with P  of multiple of multiple of amount of the his policies ousing relationship per per per per per per per per per pe	s adjacer ected to rected to rected to receive the comes are to rected to re	t to and or result in a result	encroace minor ort movement of the site of	ches slightly on an AQMA. The construction increase in air pollution in relation to existing rements.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  ent services. The nearest railway station is 6 has good access for pedestrians, but someway specific states of the services of the services. The nearest railway station is 6 has good access for pedestrians, but someway specific states of the services of the services. The nearest railway station is 6 has good access for pedestrians, but someway specific states of the services. The nearest railway station is 6 has good access for pedestrians, but someway specific states of the services. The nearest railway station.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2  ey services and amenities including those in illway Station.  SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	and occupation of g levels due to  10a – 10d  600m north west a what limited for  11a  depending on the ent would meet that specify  12a  Bradford				
0 Transport  1 Housing	Site is w Bradford cyclists w  The site types an minimum aspects  Residen Broadwa  Develop without of without to	ts at the si ay and arou he develop he develop	Z and is be expored with he per of multiple and amount of the he policies ousing the per of the per of the per ousing the per of the per output of the per o	s adjacer ected to rected	t to and or result in a result	encroace minor ort mover the site of the s	ches slightly on an AQMA. The construction increase in air pollution in relation to existing rements.  SP7, SP9, DS4, H09, TR1, TR2, TR3, TR4, TR5, TR6  ent services. The nearest railway station is 6 has good access for pedestrians, but someway access for pedestrians, but someway SP8, H01, H02, H03, H04, H05, H06, H07, H08, H09, H010  owards satisfying Bradford's housing needs, with the Local Plan policies. The development or homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2  ey services and amenities including those in ailway Station.	and occupation of g levels due to  10a – 10d  600m north west a what limited for  11a  depending on the ent would meet that specify  12a  Bradford  13a  deprivation (IMD ity interaction,				
0 Transport  1 Housing  2 ccessible ervices  3 Social	Site is w Bradford cyclists w  The site types an minimum aspects  Residen Broadwa  Develop without of without to	thes would associate + within 100m Forster Sowith a limite + could maked tenures on criteria of such as he ts at the siay and arou + ment would surupting of the surupting of th	Z and is be expored with he per of multiple and amount of the he policies ousing the per of the per of the per ousing the per of the per output of the per o	s adjacer ected to rected	t to and or result in a result	encroace minor ort mover the site of the s	ches slightly on an AQMA. The construction increase in air pollution in relation to existing rements.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  ent services. The nearest railway station is 6 has good access for pedestrians, but someway specific states of the services of the services. The nearest railway station is 6 has good access for pedestrians, but someway specific states of the services of the nearest railway station is 6 has good access for pedestrians, but someway specific states of the services. The nearest railway station is 6 has good access for pedestrians, but someway specific states of the services. The nearest railway station is 6 has good access for pedestrians, but someway specific states of the services. The nearest railway station is 6 has good access for pedestrians, but someway station is 6 has good access for pedestrians, but someway station is 6 has good access for pedestrians, but someway services and area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2  ey services and amenities including those in silway station.  SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4 thin an existing community in an area of high unity, encouraging participation and community, encouraging participation and community.	and occupation of g levels due to  10a – 10d  600m north west a what limited for  11a  depending on the ent would meet that specify  12a  Bradford  13a  deprivation (IMD ity interaction,				

		Effect on	SA Objec	ctive							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
14 Culture &	Residen	ts at the si	te woul	d have g	ood acce	ess to a	range of culture and leisure opportunities in	cluding pubs,			
leisure	restaura	nts, church	nes and	outdoor	leisure s	paces.	The site is within 600m of Peel Park to the r	orth.			
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	location new dev	where the	re are c could p	urrently i otentially	none, and enhance	d so an e comm	ould introduce new potential targets and victi increase in crime at the site cannot be ruled unity cohesion and wellbeing, or increase na	out. However,			
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
16 Health	Site is 500m south west of the nearest GP surgery, Hillside Bridge Healthcare Centre. The site is within 900m of a hospital, Leeds Road Community Hospital. There are multiple exercise opportunities within 1.2km including an outdoor open space.										
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education	The nearest primary school, Barkerend Primary Leadership Academy, is 600m north east of the site. The nearest secondary school, Carlton Boiling College, is 900m north of the site.										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment							broad range of high quality and diverse emportanties through multiple				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.										

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
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CC/078 – East Parade Car Park	0.14	Car Park	PDL/Brownfield 100%	50 dwellings	Preferred Option: CC22/H
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**Summary of assessment for CC/078:** No adverse significant effects predicted. Minor adverse effects predicted for air quality (this is shared by all sites). The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health and educational facilities.

		Effect on	SA Obje	ctive								
SA Objective		Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e				
Buildings	Site is B	rownfield.	Site co	ncides w	ith a coa	I MSA.	ALC Grade at the site is 'Urban'.					
4 Climate change		++	Р	LT	IR	L	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e				
resilience	The site is in FZ1 and is at a low risk of surface water flooding. This can be considered major beneficial with the inclusion of GI elements, although this is somewhat dependent on implementation.											
	inclusion	of GI eler	nents, a	LT	IR	mewna ı	SP9, EN1, EN2, EN7, EN9	5a – 5e				
5 Water	Site doe	s not coind				re are	no waterbodies within 100m. Development a					
resources		result in a					ption.					
6		++	P	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f				
Biodiversity & geodiversity							evelopment here, which would incorporate Go of the site.	I elements, would				
		++	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b				
7 Landscape							discernible effect on any landscape designat					
&	National Parks or AONBs. As it is a PDL site, new development may be an opportunity to better ensure the site has a positive influence on the local townscape, by incorporating GI elements and high quality design (as											
townscape							his is somewhat dependent on implementat					
		+/-	Р	LŤ	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b				
8 Cultural heritage	the site.	The site is located within a historic conservation areas and there are multiple listed buildings within 100m around the site. Short term negative effects would come from the noise generated due to construction, however it is expected that the development would improve the visual setting of this PDL site and so would be a long term positive effect.										
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c				
9 Air quality	Site is within a CAZ. The construction and occupation of new homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements.											
		+	_		IR		SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5,					
10 Transport	Site is within 100m of multiple bus stops with frequent services. The nearest railway station is 500m south west at Bradford Interchange Railway Station. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.											
.o manoport	Bradford	l Interchan	ge Rail	way Stat	stops wit ion. The	site has	TR6 ent services. The nearest railway station is					
. o manopolt	Bradford	l Interchan	of mul ge Rail	l tiple bus way Stat	stops wit ion. The	h frequ site has	TR6 ent services. The nearest railway station is	500m south west a				
11 Housing	The site types an minimum	I Interchan with a limit + could maked tenures n criteria o	of mulge Railed amo	tiple bus way Stat unt of cy LT nor positiousing is s HO4 a	stops wition. The scle paths  IR  ve contrikes provided HO5 (	h frequence has the hast the h	TR6 ent services. The nearest railway station is a good access for pedestrians, but somewhat SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs with the Local Plan policies. The development homes, or an area of more than 0.5ha) as to reflect local need.	500m south west a at limited for  11a , depending on the ent would meet the				
11 Housing	The site types an minimum	I Interchan with a limit + could maked tenures n criteria o	of mulge Railed amo	tiple bus way Stat unt of cy LT nor positiousing is s HO4 a	stops wition. The scle paths  IR  ve contrikes provided HO5 (	h frequence has the hast the h	TR6 ent services. The nearest railway station is a good access for pedestrians, but somewhat SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs with the Local Plan policies. The development or homes, or an area of more than 0.5ha).	500m south west a at limited for  11a , depending on the ent would meet the				
11 Housing  12 Accessible	The site types an minimun aspects	Interchan with a limit  + could maked tenures n criteria o such as ho + ts at the si	of mul- ge Rail ed amo P re a mir of the h f policie pusing I P	tiple bus way Stat unt of cy  LT nor positiousing is HO4 a mix and a LT d have g	stops wition. The scle paths IR ve contributes provided HO5 (affordable) IR ood accee	h frequence has the hast the h	TR6 ent services. The nearest railway station is a good access for pedestrians, but somewhat SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs with the Local Plan policies. The development hore homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4,	500m south west a st limited for  11a , depending on the ent would meet the that specify				
11 Housing  12 Accessible	The site types an minimun aspects	Interchan with a limit  + could maked tenures n criteria o such as ho + ts at the si	of mul- ge Rail ed amo P re a mir of the h f policie pusing I P	tiple bus way Stat unt of cy  LT nor positiousing is HO4 a mix and a LT d have g	stops wition. The scle paths IR ve contributes provided HO5 (affordable) IR ood accee	h frequence has the hast the h	ent services. The nearest railway station is a good access for pedestrians, but somewhat SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10  owards satisfying Bradford's housing needs with the Local Plan policies. The development homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2  ey services and amenities including those in	500m south west a st limited for  11a , depending on the ent would meet th, that specify				
11 Housing	The site types an minimum aspects  Residen Broadwa  Develop without of without to without to the side of the side	t Interchan with a limit  + could make determined the criteria or such as he  + ts at the si ay and arou  + ment woul disrupting of	of mulige Railed amount of the head policies ousing in the head policies ous and the head provides the head provides one of the head provides one	LT  or positiousing is HO4 a mix and a LT  d have gudford Into LT  de high-ceness of peing of a	stops wition. The scle paths IR we contribute sprovided and HO5 (affordable IR conduction of the school acceerchange IR quality how existing a scale the	h frequence has to ke Railwa H mes wicommu	ent services. The nearest railway station is a good access for pedestrians, but somewhat SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 cowards satisfying Bradford's housing needs with the Local Plan policies. The development or homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2 cost services and amenities including those in ay Station.	500m south west a st limited for  11a , depending on the ent would meet th, that specify  12a  Bradford  13a h deprivation (IMD sity interaction,				

		Effect on S	SA Obje	ctive						
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
14 Culture &	Residents at the site would have good access to a range of culture and leisure opportunities including pubs,									
leisure restaurants, churches and outdoor leisure spaces. The site is within 600m of City Park to the west.										
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a		
The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance and so could help to combat the local risk of crime.										
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b		
16 Health	Site is 650m south west of the nearest GP surgery, Hillside Bridge Healthcare Centre. The site is within 900m of a hospital, Leeds Road Community Hospital. There are multiple exercise opportunities within 1.2km including an outdoor open space.									
4.7		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
17 Education	The nearest primary school, Barkerend Primary Leadership Academy, is 800m north east of the site. The nearest secondary school, Carlton Boiling College, is 1.1km north of the site.									
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
18 Employment	Site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford City Centre, and access to further afield opportunities through multiple railway stations nearby.									
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.									

Site reference and Name	Size	Existing site	Brownfield/greenfield split	Potential	Status
Site reference and Name	(ha)	uses	Browniieid/greeniieid spiit	development	

CC/095 – Land West of Wharf Street	0.49	Car Park and hardstanding with some vegetation	PDL/Brownfield 100%	50 dwellings	Preferred Option: CC23/H
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**Summary of assessment for CC/095:** No adverse significant effects predicted. Minor adverse effects predicted due to flood risk. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health and educational facilities.

		Effect on S	SA Obje	ctive									
SA Objective		Score of effect	Certain Certain 2.		Mitigation code(s)								
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e					
Buildings	Site is B	rownfield.	Site co	incides w	<u>ith a coa</u>	l and s	andstone MSA. ALC Grade at the site is 'Urb	an'.					
4 Climate change		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, EN7	4a – 4e					
resilience		The majority of the site is within FZ1 with the south west tip of the site encroaching very slightly on FZ2 and is adjacent to FZ3. There is a very low risk of surface water flooding.											
	adjacent	+	P	LT	IR	L	SP9, EN1, EN2, EN7, EN9	5a – 5e					
5 Water	Site doe	s not coinc	ide wit	h a GSP		ere are	no waterbodies within 100m. Development a						
resources		result in a											
		+	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9 kely be removed. It is considered to be likely	6a – 6f					
Biodiversity & geodiversity		ment here, sity value o			corporate	e GI ele	ments, would be an opportunity to further en	hance the					
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b					
Landscape & townscape 8 Cultural heritage	developrincorpors somewh  The site south of	ment may ating GI eleat dependent +/- is located the site. S	be an operation in the second	pportuni and high implement LT 100m of orm negat	ty to bette h quality ntation. IR a historic ive effect	er ensudesign  M consers would	vith some vegetation that would likely be rem re the site has a positive influence on the loc (as required by various Local Plan policies),  SP2, SP10, EN3, EN4, EN5, EN6, DS3 vation area and there are multiple listed build come from the noise generated due to cons the visual setting of this PDL site and so wor	al townscape, by although this is  8a, 8b  dings within 100m struction, however					
	positive	effect. -	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c					
9 Air quality	Site is within a CAZ. The construction and occupation of new homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements.												
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d					
10 Transport	Bradford	Site is within 150m of multiple bus stops with frequent services. The nearest railway station is 350m west at Bradford Forster Square Railway Station. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.											
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a					
11 Housing	types an minimum	d tenures n criteria of	of the h f policie	nousing is es HO4 a	s provide Ind HO5	d in line (10 or n	owards satisfying Bradford's housing needs, with the Local Plan policies. The development more homes, or an area of more than 0.5ha), as to reflect local need.	ent would meet th					
12		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a					
Accessible services							ey services and amenities including those in illumay Station.	Bradford					
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a					
13 Social cohesion	without o	disrupting of	cohesiv oment b	eness of a peing of a	existing a scale th	commu	thin an existing community in an area of high inity, encouraging participation and commun put pressure on local services and facilities	ity interaction,					

		Effect on S	SA Obje	ctive								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
leisure	Residents at the site would have good access to a range of culture and leisure opportunities including pubs, restaurants, churches and outdoor leisure spaces. The site is within 300m of Peel Park to the north.											
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
15 Safe & secure	location new dev	where ther	re are c could p	urrently otentially	none, and enhance	d so an comm	ould introduce new potential targets and victir increase in crime at the site cannot be ruled tunity cohesion and wellbeing, or increase nate.	out. However,				
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
16 Health	Site is 600m west of the nearest GP surgery, Hillside Bridge Healthcare centre. The site is within 1.1km of a hospital, Leeds Road Community Hospital. There are multiple exercise opportunities within 1.2km including outdoor open space.											
	outdoor	++	P	LT	IR	1	SP6, SP14, SP16, EC3, DS5, CO2	17a. 17b				
17 Education	The nearest primary school, Barkerend Primary Leadership Academy, is 800m east of the site. The nearest secondary school, Carlton Boiling College, is 800m north east of the site.											
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
18 Employment	Site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford City Centre, and access to further afield opportunities through multiple railway stations nearby.											
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	as by inc	creasing th sinesses. A	e dema An impr	and for lo	cal good: in the bu	s and s ilt envii	uld have a minor beneficial impact on the loc ervices and enhancing the pool of potential e comment could lead to an improved attractive	mployees for				
	which co	uld encou	rage fu	rther inw	ard inves	tment t	o help tackle local deprivation.					

Site reference and Name	Size Existing site (ha) uses	Brownfield/greenfield split	Potential development	Status	1
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CC/096 – Cathedral Quarter Phase 1 0.7	Car Park and hardstanding with some vegetation	PDL/Brownfield 100%	90 dwellings	Preferred Option: CC24/H
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**Summary of assessment for CC/096:** No adverse significant effects predicted. Minor adverse effects predicted for air quality (this is shared by all sites). The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health and educational facilities.

		Effect on S	SA Obje	ctive						
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e		
Buildings	Site is B	rownfield.	Site co	ncides w	ith a coa	I and s	andstone MSA. ALC Grade at the site is 'Urb	an'.		
Climate hange		+	Р	LT	IR	M	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e		
esilience	The site	is on FZ1.	There			of surfa	ce water flooding.	T		
Water esources		+ s not coinc result in a					SP9, EN1, EN2, EN7, EN9  no waterbodies within 100m. Development a	5a – 5e t the site would b		
	likely to	+	P	LT	IR	I	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f		
S Biodiversity & geodiversity	developr		h some	would ind	ion that v		kely be removed. It is considered to be likely ments, would be an opportunity to further en	that new		
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a. 7b		
7 _andscape & ownscape	National developr incorpora	Parks or Ament may	AONBs be an o ements	As it is a pportunite and high	a PDL sit ty to bette n quality o	e, but v er ensu	discernible effect on any landscape designati vith some vegetation that would likely be rem re the site has a positive influence on the loc (as required by various Local Plan policies),	loved, new all townscape, by		
		+/-	Р	LT	IR	М	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b		
8 Cultural neritage	The site is located within 100m of a historic conservation area and there are multiple listed buildings within 100m around the site. Short term negative effects would come from the noise generated due to construction, however it is expected that the development would improve the visual setting of this PDL site and so would be a long term positive effect.									
	014	- 0 4	P	LT	IR .	<u> </u>	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c		
Air quality	Site is within a CAZ. The construction and occupation of new homes would be expected to result in a minor increase in air pollution in relation to existing levels due to pollution associated with homes and transport movements.									
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d		
10 Transport	Site is within 150m of multiple bus stops with frequent services. The nearest railway station is 400m west at Bradford Forster Square Railway Station. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.									
		+	Р	LT	IR		SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a		
1 Housing	types an minimum	d tenures o criteria of	of the h	ousing is s HO4 a	s provide nd HO5 (	d in line (10 or n	owards satisfying Bradford's housing needs, with the Local Plan policies. The development more homes, or an area of more than 0.5ha), as to reflect local need.	ent would meet th		
2		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a		
Accessible services			und Bra	dford Fo	rster Squ	are Ra	ey services and amenities including those in ilway Station.			
		+	P .	LT	IR	H	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a		
13 Social cohesion	without o	disrupting of	cohesiv oment b	eness of being of a	existing a scale th	commu	thin an existing community in an area of high inity, encouraging participation and communi put pressure on local services and facilities	ity interaction,		

		Effect on S	SA Obje	ctive								
SA Objective	Baseline trend	Score of effect Burnel		Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)					
14 Culture &		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
leisure	Residents at the site would have good access to a range of culture and leisure opportunities including pubs, restaurants, churches and outdoor leisure spaces. The site is within 500m of Peel Park to the north.											
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
15 Safe & secure	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.											
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
16 Health	Site is 550m west of the nearest GP surgery, Hillside Bridge Healthcare centre. The site is within 1.1km of a hospital, Leeds Road Community Hospital. There are multiple exercise opportunities within 1.2km including outdoor open space.											
	0 010001	++	P	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a. 17b				
17 Education	The nearest primary school, Barkerend Primary Leadership Academy, is 700m east of the site. The nearest secondary school, Carlton Boiling College, is 750m north east of the site.											
		+	Р	LT	IR .	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
18 Employment		Site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford City Centre, and access to further afield opportunities through multiple railway stations										
<u> </u>		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.											

	Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
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CC/097 – Vacant plot bounded by					Preferred Option:
Church Bank, Peckover Street and	0.08	Car Park	PDL/Brownfield 100%	20 dwellings	CC25/H
Currer Street					

Summary of assessment for CC/097: No adverse significant effects predicted. Minor adverse effects predicted due to flood risk. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health and educational facilities.

		Effect on S	SA Obje	ctive				
SA Objective	Baseline trend Score of effect		Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e
Buildings	Site is B	rownfield.	Site co	ncides w	ith a coa	I MSA.	ALC Grade at the site is 'Urban'.	
4 Climate change		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
resilience	The site	is on FZ1.	There			of surfa	ce water flooding.	
5 Water		+	Р	LT	IR	L	SP9, EN1, EN2, EN7, EN9	5a – 5e
esources							no waterbodies within 100m. Development	at the site would b
	likely to	result in a	minor ii	ncrease i		consum		1
5		++	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity							evelopment here, which would incorporate (	31 elements, would
& geodiversity	be an op	portunity t	o enha	nce the b	oiodiversi	ity value	e of the site.	
7		++	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b
7 Landasana	Develop	ment at thi	is locati	on would	not resu	ult in a d	discernible effect on any landscape designa	tion, including
Landscape	National	Parks or A	AONBs	As it is a	a PDL sit	te, new	development may be an opportunity to bett	er ensure the site
<b>&amp;</b>	has a po	sitive influ	ence oi	n the loca	al townso	cape, by	incorporating GI elements and high quality	design (as
ownscape							this is somewhat dependent on implementa	
		+/-	Р	LŤ	IR.	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b
	The site	is located	within a	historic			rea and there are multiple listed buildings wi	
8 Cultural							ou and more and manapie noted buildings in	
heritage	expected	d that the c					om the noise generated due to construction visual setting of this PDL site and so would	
heritage		d that the c	develop		uld impro	ove the	visual setting of this PDL site and so would	be a long term
	expected positive	d that the c effect.	develop P	ment wo	uld impro	ove the	visual setting of this PDL site and so would SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	be a long term 9a – 9c
	expected positive  Site is w increase	d that the deffect.	develop P Z. The	ment wo	uld impro	ove the H occupat	visual setting of this PDL site and so would	be a long term  9a – 9c sult in a minor
heritage  9 Air quality	expected positive  Site is w	d that the deffect.	develop P Z. The	ment wo	uld impro	ove the H occupat	visual setting of this PDL site and so would SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 tion of new homes would be expected to res	be a long term 9a – 9c sult in a minor
9 Air quality	Site is w increase movement	d that the ceffect.	P Z. The oution in	LT construct relation	IR IR In IR In IR In IR In IR IR	H occupat g levels	visual setting of this PDL site and so would  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 tion of new homes would be expected to res to due to pollution associated with homes and  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5,	be a long term  9a – 9c  sult in a minor d transport  10a – 10d
9 Air quality	Site is w increase moveme	d that the ceffect.  - ithin a CAZe in air polluents.  + ithin 150m	PZ. The oution in	LT construct relation to	IR stops wir	H occupating levels H th frequ	visual setting of this PDL site and so would  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 tion of new homes would be expected to resist due to pollution associated with homes and  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 tent services. The nearest railway station is	9a – 9c sult in a minor d transport  10a – 10d 500m north west
9 Air quality	Site is w increase movements	d that the c effect.  - ithin a CAZ in air polluents.  + ithin 150m I Forster S	PZ. The oution in P of multing quare F	LT construct relation to LT tiple bus Railway S	IR ion and of to existin  IR stops wire Station. T	H occupating levels  H th frequire	visual setting of this PDL site and so would  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 tion of new homes would be expected to res to due to pollution associated with homes and  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	be a long term  9a – 9c  sult in a minor d transport  10a – 10d  500m north west a
	Site is w increase movements	d that the ceffect.  - ithin a CAZe in air polluents.  + ithin 150m	PZ. The oution in P of multing quare F	LT construct relation to LT tiple bus Railway S	IR ion and of to existin  IR stops wire Station. T	H occupating levels  H th frequire	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 ion of new homes would be expected to rest due to pollution associated with homes and SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 lent services. The nearest railway station is has good access for pedestrians, but some SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7,	be a long term  9a – 9c  sult in a minor d transport  10a – 10d  500m north west a
9 Air quality	Site is w Bradford cyclists of the site types an minimum	d that the ceffect.  - ithin a CAZ in air polluents.  + ithin 150m d Forster S with a limit  + could maked tenures on criteria of	PZ. The cution in  P of multiquare Fed amount P  Re a mirrof the holicies	LT construct relation f  LT tiple bus Railway S unt of cy  LT nor positiousing is s HO4 a	IR ion and of to existin  IR stops wire Station. Toole paths  IR ve contril s provide nd HO5	H occupat g levels H th frequ he site s. H bution t d in line (10 or n	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 ion of new homes would be expected to rest due to pollution associated with homes and SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 rent services. The nearest railway station is has good access for pedestrians, but some SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs with the Local Plan policies. The developmence homes, or an area of more than 0.5ha) as to reflect local need.	be a long term  9a – 9c  Fult in a minor d transport  10a – 10d  500m north west a what limited for  11a  13, depending on the nent would meet the
9 Air quality 10 Transport 11 Housing	Site is w Bradford cyclists of the site types and minimum aspects	d that the ceffect.  - ithin a CA2 in air polluents.  + ithin 150md Forster Swith a limite  + could maked tenures on criteria of such as how	PZ. The oution in P of multiquare Fed amount of the high policies outsing to the policies outsing to the high policies outsing to the high policies outsing to the high policies outsing to the high policies outsing to the high policies outsing to the high policies outsing to the high policies outsing to the high policies outsing to the high policies outsing to the high policies outsing the high policies outsing the high policies outside the high policies ou	LT construct relation f  LT tiple bus Railway S unt of cy LT nor positi ousing is s HO4 a mix and a	IR ion and of to existin  IR stops wire Station. Toole paths  IR ve contriles provide nd HO5 affordable  IR	H bution t d in line (10 or n e house	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 ion of new homes would be expected to rest due to pollution associated with homes and SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 rent services. The nearest railway station is has good access for pedestrians, but some SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs with the Local Plan policies. The development of the homes, or an area of more than 0.5ha) as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	9a – 9c sult in a minor d transport  10a – 10d 500m north west a what limited for  11a s, depending on the nent would meet the that specify
9 Air quality 10 Transport 11 Housing 12 Accessible	Site is w Bradford cyclists of the site types and minimum aspects	d that the ceffect.  - ithin a CA2 in air polluents.  + ithin 150md Forster Swith a limite  + could maked tenures on criteria of such as how	PZ. The oution in P of multiquare Fed amount of the high policies outsing to the policies outsing to the high policies outsing to the high policies outsing to the high policies outsing to the high policies outsing to the high policies outsing to the high policies outsing to the high policies outsing to the high policies outsing to the high policies outsing to the high policies outsing the high policies outsing the high policies outside the high policies ou	LT construct relation f  LT tiple bus Railway S unt of cy LT nor positi ousing is s HO4 a mix and a	IR ion and of to existin  IR stops wire Station. Toole paths  IR ve contriles provide nd HO5 affordable  IR	H bution t d in line (10 or n e house	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 ion of new homes would be expected to rest due to pollution associated with homes and SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 rent services. The nearest railway station is has good access for pedestrians, but some SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs with the Local Plan policies. The development of homes, or an area of more than 0.5ha) es to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4,	9a – 9c sult in a minor d transport  10a – 10d 500m north west a what limited for  11a s, depending on the nent would meet the that specify
9 Air quality 10 Transport 11 Housing 12 Accessible	Site is w Bradford cyclists was minimum aspects	d that the ceffect.  - ithin a CA2 in air polluents.  + ithin 150m I Forster Swith a limit  - could maked tenures in criteria of such as how	PZ. The oution in P of multiple quare Feed amount of the here folicies outsing in the would be a more purely and the here outsing in the here outsing in the here outsing in the here outsing in the here outsing in the here outsing in the here outsing in the here outsing in the here outsing in the here outsing in the here outsing in the here outsing in the here outside the here outside the here of the here outside the here of the here outside the here outside the here outside the here of the here outside the here of the here outside the here of the here outside the here of the	LT construct relation f  LT tiple bus Railway S ount of cy LT nor positi lousing is s HO4 a mix and a  LT d have g	IR ion and of to existin  IR stops wire station. To the paths of the p	H button t d in line (10 or n e house H	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 ion of new homes would be expected to rest due to pollution associated with homes and SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 rent services. The nearest railway station is has good access for pedestrians, but some SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs with the Local Plan policies. The development of the homes, or an area of more than 0.5ha) as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	9a – 9c sult in a minor d transport  10a – 10d 500m north west what limited for  11a s, depending on the nent would meet the p, that specify
9 Air quality 10 Transport 11 Housing 12 Accessible	Site is w Bradford cyclists was minimum aspects	d that the ceffect.  - ithin a CA2 in air polluents.  + ithin 150m I Forster Swith a limit  - could maked tenures in criteria of such as how	PZ. The oution in P of multiple quare Feed amount of the here folicies outsing in the would be a more purely and the here outsing in the here outsing in the here outsing in the here outsing in the here outsing in the here outsing in the here outsing in the here outsing in the here outsing in the here outsing in the here outsing in the here outsing in the here outside the here outside the here of the here outside the here of the here outside the here outside the here outside the here of the here outside the here of the here outside the here of the here outside the here of the	LT construct relation f  LT tiple bus Railway S ount of cy LT nor positi lousing is s HO4 a mix and a  LT d have g	IR ion and of to existin  IR stops wire station. To the paths of the p	H button t d in line (10 or n e house H	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 ion of new homes would be expected to rest due to pollution associated with homes and SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 rent services. The nearest railway station is has good access for pedestrians, but some SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs with the Local Plan policies. The development homes, or an area of more than 0.5ha) as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2 ey services and amenities including those in allway Station.	9a – 9c sult in a minor d transport  10a – 10d 500m north west what limited for  11a s, depending on the nent would meet the p, that specify
9 Air quality 10 Transport 11 Housing 12 Accessible services 13 Social	Site is w increase movements  Site is w increase movements  Site is w Bradford cyclists w  The site types an minimum aspects  Residen Broadwa	d that the ceffect.  - ithin a CA2 in air polluents.  + ithin 150m I Forster Swith a limite  + could maked tenures on criteria of such as he certain and around a such as he certain and around a such as he certain and around a such as he certain and around a such as he certain and around a such as he certain and around a such as he certain and around a such as he certain and around a such as he certain and around a such as he certain and around a such as he certain a	PZ. The oution in P of mul quare F ed amo P ce a mir of the h f policies busing in P te woul und Bray P d provide prov	LT construct relation f  LT tiple bus Railway S unt of cy LT nor positi lousing is s HO4 a mix and a LT d have g adford Fo LT de high-o	IR ion and of to existin  IR stops wire station. To rele paths  IR ve contriles provide affordable  IR ood acceptate Squality ho	H occupat g levels H th frequ he site s. H bution t d in line (10 or n e house H ess to k uare Ra H omes wi	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 ion of new homes would be expected to rest due to pollution associated with homes and SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 rent services. The nearest railway station is has good access for pedestrians, but some SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs with the Local Plan policies. The development homes, or an area of more than 0.5ha) es to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2 ey services and amenities including those in	9a – 9c sult in a minor d transport  10a – 10d  500m north west awhat limited for  11a st, depending on the nent would meet the point of the point o
9 Air quality  10 Transport	Site is w increase movement of the site is well as the site is wel	d that the coeffect.  - ithin a CA2 in air polluents.  + ithin 150m I Forster Swith a limite  + could maked tenures on criteria of such as how the such as how the such as how the such around air and around the such as how	PZ. The oution in P and of multiple quare Feed amount of the Feed amount between the country of the P and Braund B	LT construct relation f  LT tiple bus Railway S unt of cy  LT nor positi cousing is s HO4 a mix and a  LT d have g adford Fo  LT de high-ceness of peing of a	IR ion and of to existin  IR stops with station. Trole paths  IR ve contriles provide affordable  IR ood acceptate of the paths  IR unality hor existing a scale the	H occupat g levels H th freque he site s. H bution t d in line (10 or n e house H ess to k uare Ra H omes wi commu	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 ion of new homes would be expected to rest due to pollution associated with homes and SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 rent services. The nearest railway station is has good access for pedestrians, but some SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 owards satisfying Bradford's housing needs with the Local Plan policies. The development or homes, or an area of more than 0.5ha) as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2 ey services and amenities including those in allway Station.  SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4 thin an existing community in an area of high	9a – 9c sult in a minor d transport  10a – 10d 500m north west a what limited for  11a s, depending on the nent would meet the t, that specify  12a n Bradford  13a th deprivation (IME nity interaction,

		Effect on S	SA Objec	ctive							
SA Objective	Baseline trend Score of effect Unit by Score of effect William Score of effect		Mitigating or enhancing Local Plan policies	Mitigation code(s)							
14 Culture &							range of culture and leisure opportunities inc				
leisure	restaura	restaurants, churches and outdoor leisure spaces. The site is within 500m of City Park to the south west.									
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	location new dev	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.									
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
16 Health	Site is 550m south west of the nearest GP surgery, Hillside Bridge Healthcare centre. The site is within 1km of a hospital, Leeds Road Community Hospital. There are multiple exercise opportunities within 1.2km including outdoor open space.										
47		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
17 Education	The nearest primary school, Barkerend Primary Leadership Academy, is 700m north east of the site. The nearest secondary school, Carlton Boiling College, is 900m north east of the site.										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment	Site would provide residents with good access to a broad range of high quality and diverse employment										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
The construction and occupation of new homes could have a minor beneficial impact on the local eco as by increasing the demand for local goods and services and enhancing the pool of potential employ local businesses. An improvement in the built environment could lead to an improved attractiveness to which could encourage further inward investment to help tackle local deprivation.								mployees for			

Site reference and Name	Size   E	Existing site uses	Brownfield/greenfield split	Potential development	Status	
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CC/099 – Gate Haus 2	0.14	A Car Park and a 2 -level car park structure	PDL/Brownfield 100%	20 dwellings	Preferred Option: CC26/H
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Summary of assessment for CC/099: No adverse significant effects predicted. Minor adverse effects predicted for air quality (this is shared by all sites). The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health and educational facilities.

		Effect on S	SA Obje	ctive						
SA Objective	Baseline trend Score of effect		Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e		
Buildings	Site is B	rownfield.	Site co	ncides w	ith a coa	I MSA.	ALC Grade at the site is 'Urban'.			
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e		
esilience	The site	is on FZ1.	There			rface w	ater flooding.	T		
5 Water esources							SP9, EN1, EN2, EN7, EN9 no waterbodies within 100m. Development a	5a - 5e It the site would b		
	likely to	result in a ı	minor ii	ncrease i		consum		T		
6 5: '' ''	0:: 5	++	<u>Р</u>	LT LT	IR	<u> </u>	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f		
Biodiversity & geodiversity							evelopment here, which would incorporate Go of the site.	il elements, would		
7		++	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b		
Landscape & cownscape	National has a po	Parks or A	AONBs. ence o	. As it is a	a PDL sit al townsc	e, new ape, by	discernible effect on any landscape designat development may be an opportunity to bette incorporating GI elements and high quality his is somewhat dependent on implementation SP2, SP10, EN3, EN4, EN5, EN6, DS3	er ensure the site design (as		
8 Cultural heritage	around the	he site, pa	rticular onstruc	y to the retion, how	north and vever it is ng term p	l west. S expectositive	vation area and there are multiple listed buil Short term negative effects would come fron ted that the development would improve the effect.	n the noise visual setting of		
	Cito io w	ithin a CA	<u>P</u>	LT	IR	H	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 ion of new homes would be expected to resi	9a – 9c		
Air quality		in air pollu					due to pollution associated with homes and			
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d		
10 Transport	Site is within 100m of multiple bus stops with frequent services. The nearest railway station is 500m south west at Bradford Interchange Railway Station. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.									
					IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7,			
		+	Р	LT			HO8, HO9, HO10	11a		
11 Housing	types an minimum	could mak d tenures of criteria of	e a mir of the h	nor positi nousing is s HO4 a	 ve contril s provide nd HO5 (	l bution to d in line (10 or n	HO8, HO9, HO10  owards satisfying Bradford's housing needs, with the Local Plan policies. The development homes, or an area of more than 0.5ha), as to reflect local need.	_    depending on the  ent would meet th		
12	types an minimum	could mak d tenures of criteria of	e a mir of the h	nor positi nousing is s HO4 a	 ve contril s provide nd HO5 (	l bution to d in line (10 or n	HO8, HO9, HO10 owards satisfying Bradford's housing needs, with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha),	_    depending on the  ent would meet th		
12 Accessible	types an minimum aspects	could mak d tenures on criteria of such as ho	e a mir of the h policie pusing i P	nor positing is seen to the se	ve contril s provide nd HO5 ( affordable IR ood acce	oution to d in line (10 or me house H	HO8, HO9, HO10 cowards satisfying Bradford's housing needs, with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2 ey services and amenities including those in	depending on the ent would meet the that specify		
12 Accessible	types an minimum aspects Resident Broadwa	could maked tenures of a criteria of such as how the sat the site ay and around the country and around the country and around the country are the country and around the country are the count	e a mir of the h policie pusing i P te woul und Bra	nor positions in p	ve contril provide nd HO5 ( affordable IR ood accee erchange	bution to d in line (10 or n e house H ess to ke e Railwa	HO8, HO9, HO10  owards satisfying Bradford's housing needs, with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2  ey services and amenities including those in ay Station.  SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	depending on the ent would meet the that specify  12a  Bradford		
11 Housing 12 Accessible services 13 Social cohesion	Resident Broadwa  Develops without to without to	could maked tenures of a criteria of such as how the sit at the sit ay and around the such as a country around the such a	e a mirof the he he policies busing in the would be a mirod by the would be a mirod by the work of the he  hor positions in the position	ve contril s provide nd HO5 ( affordable IR ood acceerchange IR quality ho existing a scale th	bution to d in line (10 or n e house H ess to ke e Railwa H mes wircommu	HO8, HO9, HO10  owards satisfying Bradford's housing needs, with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha), as to reflect local need.  SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2  ey services and amenities including those in ay Station.	depending on the ent would meet that specify  12a  Bradford  13a  deprivation (IMI ity interaction,			

		Effect on S	SA Obje	ctive							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
14 Culture &							range of culture and leisure opportunities ind				
leisure	restaura	estaurants, churches and outdoor leisure spaces. The site is within 550m of City Park to the south west.									
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	location new dev	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.									
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
16 Health	Site is 650m south west of the nearest GP surgery, Hillside Bridge Healthcare centre. The site is within 900m of a hospital, Leeds Road Community Hospital. There are multiple exercise opportunities within 1.2km including outdoor open space.										
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education	The nearest primary school, Barkerend Primary Leadership Academy, is 750m north east of the site. The nearest secondary school, Carlton Boiling College, is 1km north of the site.										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment		Site would provide residents with good access to a broad range of high quality and diverse employment opportunities in Bradford City Centre, and access to further afield opportunities through multiple railway stations									
	•	+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local economy, such as by increasing the demand for local goods and services and enhancing the pool of potential employees for local businesses. An improvement in the built environment could lead to an improved attractiveness to the area, which could encourage further inward investment to help tackle local deprivation.										

Site reference and Name	Size	Existing site	Brownfield/groonfield split	Potential	Status
Site reference and Marile	(ha)	uses	Brownfield/greenfield split	development	

CC/100 – Stone Street Car Park	0.10	A Car Park and	PDL/Brownfield 100%	20 dwellings	Preferred Option:
		hardstanding			CC27/H

**Summary of assessment for CC/100:** No adverse significant effects predicted. Minor adverse effects predicted for air quality (this is shared by all sites). The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health facilities.

		Effect on S	SA Obje	ctive							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
3 Land &		++	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e			
Buildings	Site is B	rownfield.	Site co	incides w	<i>i</i> ith a san	ndstone	MSA. ALC Grade at the site is 'Urban'.				
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e			
resilience	The site	is on FZ1.	There	is a very		of surfa	ce water flooding.				
5 Water		+	Р	LT	IR	L	SP9, EN1, EN2, EN7, EN9	5a – 5e			
resources							no waterbodies within 100m. Development at	t the site would be			
	likely to	result in a	minor ii			consum		T a ar			
6	21: 1 5	++	Р.	LT LT	IR	<u> </u>	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f			
Biodiversity & geodiversity							evelopment here, which would incorporate Go of the site.	i elements, would			
<del>5</del> 7		++	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b			
Landscape & townscape	National has a po	Parks or A	AONBs ence o	. As it is a	a PDL sit	te, new cape, by	liscernible effect on any landscape designation development may be an opportunity to better incorporating GI elements and high quality of his is somewhat dependent on implementation	r ensure the site design (as			
	,	+/-	Р	LŤ	IR	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b			
8 Cultural heritage	the site, to constr	particularly	y to the wever i term p	east and t is exped ositive e	d south. S cted that ffect.	Short te the dev	ea and there are multiple listed buildings with rm negative effects would come from the noiselopment would improve the visual setting of	se generated due this PDL site and			
	0:1	- 04	P 7 T'	LT	IR .	H	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c			
9 Air quality		in air pollu					ion of new homes would be expected to resu due to pollution associated with homes and				
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d			
10 Transport	Bradford	Site is within 100m of multiple bus stops with frequent services. The nearest railway station is 150m east at Bradford Forster Square Railway Station. The site has good access for pedestrians, but somewhat limited for cyclists with a limited amount of cycle paths.									
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a			
11 Housing	types an	d tenures n criteria of	of the h	ousing is S HO4 a	s provide nd HO5	d in line (10 or n	owards satisfying Bradford's housing needs, with the Local Plan policies. The development hore homes, or an area of more than 0.5ha), s to reflect local need.	ent would meet the			
12 Accessible		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a			
services							ey services and amenities including those in ilway Station.	Bradford			
13 Social cohesion	without o	disrupting o	cohesiv oment b	eness of being of a	existing a scale th	commu	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4 thin an existing community in an area of high nity, encouraging participation and communi put pressure on local services and facilities of	ty interaction,			
14 Culture &	10001 361	+	P	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a			
leisure							range of culture and leisure opportunities inc The site is within 500m of City Park to the so				

		Effect on S	SA Obje	ctive							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	The construction and occupation of new homes would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially enhance community cohesion and wellbeing, or increase natural surveillance, and so could help to combat the local risk of crime.										
40110046		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
16 Health							Harley Clinic. The site is within 1.5km of a h				
17		+	P	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education							School, is 900m north west of the site, this is Iton Boiling College, is 1.2km north of the site				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment							broad range of high quality and diverse emp o further afield opportunities through multiple				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	The construction and occupation of new homes could have a minor beneficial impact on the local economy, s										

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/113 – Land and buildings east of		Empty Lot			Preferred
Grattan Road	0.2	and Vacant buildings	PDL/Brownfield 100%	80 dwellings	Option: CC28/H

**Summary of assessment for CC/113:** No adverse significant effects predicted. Minor adverse effects predicted for water resources due to proximity to Bradford Beck, flood risk and distance to educational facilities. The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to health facilities.

		Effect on S	SA Obje	ctive					
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
		++	Р	LT	IR	L	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e	
3 Land & Buildings	scope to		any of t	he buildiı			andstone MSA. ALC Grade at the site is 'Url site as part of the development, although th		
4 Climate		-	Р	LT	IR	L	SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, EN7	4a – 4e	
change resilience	Some of resilienc impleme	e could be	in FZ2 improv	at the so ed with t	outh face the inclus	and is sion of 0	at medium risk of surface water flooding. Th GI in development, although this is somewha	e site's climate at dependent on	
5 Water		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e	
resources		would be li		result in	a minor i		00m of Bradford Beck to the south of the sit in water consumption.	<u> </u>	
6	0:1 : D	++	P	LT	IR	<u> </u>	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f	
Biodiversity & geodiversity							evelopment here, which would incorporate Go of the site.	of elements, would	
7		++	Р	LT	IR	L	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b	
Landscape & townscape	National has a po	Parks or A sitive influ	AONBs ence o	. As it is a	a PDL sit al townsc	e, new ape, by	discernible effect on any landscape designat development may be an opportunity to bette incorporating GI elements and high quality this is somewhat dependent on implementat	er ensure the site design (as	
	10 4	+/-	Р	LT	IR	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	8a, 8b	
8 Cultural heritage	Short ter	rm negativ	e effect	s would	come fro	m the n	e are multiple listed buildings within 150m no oise generated due to construction, howeve of this PDL site and so would be a long term	r it is expected that	
		-	Р	LT	IR	Н	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c	
9 Air quality	expected		in a miı	nor increa			A. The construction and occupation of new on in relation to existing levels due to pollution		
		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d	
10 Transport	Bradford		quare l	Railway S	Station. T	he site	ent services. The nearest railway station is has good access for pedestrians, but some		
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a	
11 Housing	types an minimun	d tenures n criteria of	of the h	nousing is es HO4 a	s provide Ind HO5	d in line (10 or n	owards satisfying Bradford's housing needs with the Local Plan policies. The developm nore homes, or an area of more than 0.5ha) as to reflect local need.	ent would meet the	
12		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, C02	12a	
Accessible services		ts at the si rnton Road		d have g	ood acce	ess to k	ey services and amenities including those of	•	
		+	Р	LT	IR	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a	

		Effect on S	SA Obje	ctive							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
13 Social cohesion	Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.										
4.4.0		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a			
14 Culture & leisure	restaura	Residents at the site would have good access to a range of culture and leisure opportunities including pubs, restaurants, churches and outdoor leisure spaces. The site is 500m north west of City Park and 400m south of Infirmary Fields.									
	,	+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	location new dev	where thei	re are c could p	currently otentially pat the lo	none, and enhance cal risk o	d so an comm f crime	ould introduce new potential targets and victin increase in crime at the site cannot be ruled tunity cohesion and wellbeing, or increase nation in the street series of the stree	out. However, tural surveillance,			
		++	Р	LT	IR	Н	CO1, CO2, CO3, DS1, DS5	16a, 16b			
16 Health	St Luke's Residen	s Hospital.	te woul	d have g	ood acce	ess to a	Bilton Medical Centre. The site is within 1.2k diverse range of semi-natural habitats with o	pportunities for			
17		-	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b			
Education							School, is 850m north west of the site. The ne e site. These are both outside of the desired				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
18 Employment					re, and a	ccess t	broad range of high quality and diverse emp o further afield opportunities through multiple				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy	as by ind	creasing th sinesses. <i>A</i>	e dema An impr	and for lo	cal good in the bu	s and s ıilt enviı	uld have a minor beneficial impact on the local ervices and enhancing the pool of potential eronment could lead to an improved attractiver to help tackle local deprivation.	mployees for			

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/114 – Buildings at Bradford		Bradford			Preferred
College, Great Horton Road	0.58	College Buildings	PDL/Brownfield 100%	190 dwellings	Option: CC29/H

Summary of assessment for CC/114: No adverse significant effects predicted. Minor adverse effects predicted for air quality (this is shared by all sites). The site is well located to provide residents with good access to key services and amenities, including shops, cultural spaces, jobs and public transport, with particularly good access to educational facilities.

		Effect on S	SA Obje	ctive					
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
		++	Р	LT	IR	L	SP4, SP8, SP9, HO2, TR5	3a, 3b, 3c, 3d, 3e	
3 Land & Buildings	re-use m		buildin				MSA. ALC Grade at the site is 'Urban'. The art of the development, although this is some		
4 Climate change		+	Р	LT	IR	L	SP8, SP9, SP10, SP15, H09, EN1, EN2, EN3, EN7	4a – 4e	
resilience				developr	nent, alth		water flooding. The site's climate resilience on implementations is somewhat dependent on implementations.	on.	
5 Water		+	P	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e	
esources							vaterbodies within 100m of the site. Developer consumption.	ment at the site	
<u> </u>		++	Р	LT	IR	L	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f	
Biodiversity Beodiversity							evelopment here, which would incorporate Co of the site.	61 elements, would	
,		++	Р	LT	IR	L	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b	
Landscape & cownscape	Development at this location would not result in a discernible effect on any landscape designation, including National Parks or AONBs. As it is a PDL site, new development may be an opportunity to better ensure the site has a positive influence on the local townscape, by incorporating GI elements and high quality design (as required by various Local Plan policies), although this is somewhat dependent on implementation.								
		.,			ciesi, aii	nouan t	this is somewhat dependent on implementat	ion.	
		+/-	Р	LT	IR	nougn t M		ion. 8a, 8b	
	the site.	ithin 50m o Short term I that the o	P of a hist negati	LT toric cons ve effect	IR servation s would (	M area a come fr	this is somewhat dependent on implementat SP2, SP10, EN3, EN4, EN5, EN6, DS3 and there are multiple listed buildings within om the noise generated due to construction visual setting of this PDL site and so would	8a, 8b 100m south east of however it is	
8 Cultural heritage	the site. expected positive	ithin 50m o Short term d that the o effect.	P of a hist negati develop	LT toric consive effect ment wo	IR servation s would o uld impro	M area a come frove the	SP2, SP10, EN3, EN4, EN5, EN6, DS3  nd there are multiple listed buildings within om the noise generated due to construction visual setting of this PDL site and so would  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	8a, 8b 100m south east of however it is be a long term 9a – 9c	
	the site. expected positive	ithin 50m of Short term of that the of effect.  - ithin a CAZ in air pollu	P of a hist negati develop P Z. The o	LT toric cons ve effect ment wo  LT construct	IR servation s would ould impro	M area a come frove the	SP2, SP10, EN3, EN4, EN5, EN6, DS3  nd there are multiple listed buildings within om the noise generated due to construction visual setting of this PDL site and so would  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 tion of new homes would be expected to resist due to pollution associated with homes and	8a, 8b 100m south east control however it is be a long term  9a – 9c ult in a minor	
eritage  Air quality	site is w increase moveme	ithin 50m of Short term of that the of effect.  - ithin a CAZ in air pollunts.	P of a hist negati levelop P Z. The c ution in	LT toric construct relation f	IR servation s would o uld impro  IR ion and o to existin	M area a come frove the H occupate g levels	SP2, SP10, EN3, EN4, EN5, EN6, DS3  nd there are multiple listed buildings within om the noise generated due to construction visual setting of this PDL site and so would  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 tion of new homes would be expected to resist due to pollution associated with homes and SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	8a, 8b 100m south east of however it is be a long term  9a – 9c ult in a minor of transport	
neritage  P Air quality	site is w increase moveme  Site is w Bradford	ithin 50m of Short term of that the of effect.  - ithin a CAZ in air polluents. + ithin 100m	P of a hist negati levelop P Z. The cution in P of muli ge Rail	toric construct relation to the total transfer to the total transfer transf	IR servation s would ould impro IR ion and oto existin IR stops within the	M area a accome frove the H occupat g levels	SP2, SP10, EN3, EN4, EN5, EN6, DS3  nd there are multiple listed buildings within om the noise generated due to construction visual setting of this PDL site and so would  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 tion of new homes would be expected to resist due to pollution associated with homes and SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5,	8a, 8b 100m south east of however it is be a long term  9a – 9c ult in a minor ditransport  10a – 10d 950m east at	
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neritage	Site is w Bradford cyclists v  The site types an minimum	ithin 50m of Short term of that the coeffect.  - ithin a CAZ in air polluents.  + ithin 100m Interchan with a limite + could maked tenures of criteria of	P of a hist negati negati develop  P Z. The cution in  P of multi ge Rail ed amo P e a mir of the hist f policies	LT toric considered to the construct relation to the construct relation to the construct relation to the construct relation to the construct relation to the construct relation to the construct relation to the construct relation to the construct relation to the construct relations are the construction of the construction of the construction relations are the construction of the constr	IR servation s would ould improduce improduce improduce improduce improduce improduce improduce improduce improvide	M area a acome frove the H occupating levels H the frequency site has a second din line (10 or n	SP2, SP10, EN3, EN4, EN5, EN6, DS3  nd there are multiple listed buildings within om the noise generated due to construction visual setting of this PDL site and so would setting of this PDL site and so would setting of this PDL site and so would setting of this PDL site and so would setting of this PDL site and so would setting of the setting of this PDL site and so would	8a, 8b 100m south east of however it is be a long term  9a – 9c ult in a minor ditransport  10a – 10d 950m east at at limited for  11a , depending on the tent would meet the	
9 Air quality 10 Transport 11 Housing	Site is w Bradford cyclists v  The site types an minimum	ithin 50m of Short term of that the coeffect.  - ithin a CAZ in air polluents.  + ithin 100m Interchan with a limite + could maked tenures of criteria of	P of a hist negati negati develop  P Z. The cution in  P of multi ge Rail ed amo P e a mir of the hist f policies	LT toric considered to the construct relation to the construct relation to the construct relation to the construct relation to the construct relation to the construct relation to the construct relation to the construct relation to the construct relation to the construct relations are the construction of the construction of the construction relations are the construction of the constr	IR servation s would ould improduce improduce improduce improduce improduce improduce improduce improduce improvide	M area a acome frove the H occupating levels H the frequency site has a second din line (10 or n	SP2, SP10, EN3, EN4, EN5, EN6, DS3  nd there are multiple listed buildings within om the noise generated due to construction visual setting of this PDL site and so would SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9 tion of new homes would be expected to resist due to pollution associated with homes and SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  lent services. The nearest railway station is so good access for pedestrians, but somewhat SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10  owards satisfying Bradford's housing needs with the Local Plan policies. The developm	8a, 8b 100m south east of however it is be a long term  9a – 9c ult in a minor ditransport  10a – 10d 950m east at at limited for  11a , depending on the tent would meet the	
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		Effect on S	SA Obje	ctive								
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)				
13 Social cohesion	Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.											
		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a				
14 Culture & leisure	restaura	Residents at the site would have good access to a range of culture and leisure opportunities including pubs, restaurants, churches and outdoor leisure spaces. The site is 500m north west of City Park and 400m south of Infirmary Fields.										
	,	+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a				
15 Safe & secure	location new dev	where the	re are c could p	urrently otentially	none, and enhance	d so an e comm		out. However,				
		+	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b				
16 Health	Luke's H Residen	lospital.	te woul	d have g	ood acce	ess to a	Bilton Medical Centre. The site is within 950m diverse range of semi-natural habitats with o	•				
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b				
Education							ngland Primary School, is 750m south of the south of the site.	site. The nearest				
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b				
18 Employment							broad range of high quality and diverse emp of urther afield opportunities through multiple					
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b				
19 Economy	as by ind	creasing th sinesses. <i>F</i>	e dema An impr	and for lo	cal good in the bu	s and s ıilt envii	uld have a minor beneficial impact on the local ervices and enhancing the pool of potential e conment could lead to an improved attractiver o help tackle local deprivation.	mployees for				

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/116 [SE/042] - 496		PDL plot with			Preferred Option:
Leeds Road	0.78	large existing building	Brownfield	32 dwellings	CC30/H

## Summary of assessment for SE/042:

The site could deliver major positive effects for residents on the health and education SA Objectives as a result of being within the target distances for all necessary health facilities and centres for primary and secondary education.

A significant adverse effect has been predicted for the air quality SA Objective as a result of the site being entirely within the CAZ. Development here could potentially make achieving air quality improvement targets within the CAZ more difficult. Minor positive effects were predicted for nearly all other socio-economic themed SA Objectives due to the benefits of new residential development for the local economy as well as the location of the site in relation to transport links, local services and amenities, and employment areas.

As a PDL site containing a large building, there are opportunities here for achieving biodiversity net gains and enhancing the local townscape character, depending on the design and implementation of the development.

The only other adverse effect predicted for the site is minor, and related to an increase in water consumption, which has been predicted at nearly all sites.

		Effect on S	SA Obje	ctive				
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)
3 Land &		+/-	Р	LT	IR	Н	SP4, SP8, SP9, HO2, TR5	3a – 3f
Buildings		DL. ALC Gource subject					e coincides with a coal MSA. Site would be an the MSA.	efficient use of the
4 Climate		+	Р	LT	IR	M	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e
change resilience				•			nd at a low risk of surface water flooding. Given would be avoided through a careful layout of d	
5 Water		-	Р	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e
resources							ithin 100m of a surface waterbody. Developme ater consumption.	ent at the site
6		+	Р	LT	IR	M	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f
Biodiversity & geodiversity	current o	condition. N	New de	velopme a good	ent here	would	sidered likely that the site is of limited biodivers be unlikely to result in any discernible effects of deliver biodiversity net gains at the site such a	on a biodiversity
		+	Р	LT	IR	M	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a
7 Landscape & townscape	National There m to be like positive value or	Parks or A ay thereforely that new influence of by ensuring the contract of th	ONBs. re be lir w devel on the lo	The sit nited so opment ocal tow he new	e is PD cope for at the s nscape develo	L and one new desite wou character to be commended.	a discernible effect on any landscape designate contains existing buildings that appear to be in evelopment to adversely alter the local charact ald be an opportunity to ensure that this location eter, such as by incorporating GI elements of his of a high quality design (as required by various esign and implementation of development.	commercial use. er. It is considered n has a more igh visual amenity
	policioo	0	Р	LT	R	M	SP2, SP10, EN3, EN4, EN5, EN6, DS3	None
8 Cultural heritage	Develop area.	ment at the	e site w	ould be		y to hav	ve a discernible effect on any sensitive heritage	asset or historic
			Р	LT	IR	М	SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	9a – 9c
9 Air quality		ment targe					opment at this location could make achieving a the pollution associated with the construction	
4.0		+	Р	LT	IR	Н	SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	10a – 10d
10 Transport	Bradford		ge Rail	way Sta	ition. Si		equent services. The nearest railway station is good access for pedestrians, but somewhat lim	
		+	Р	LT	IR	Н	SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	11a
11 Housing	types an	d tenures of criteria of	of the h	ousing s H04 a	is provi	ded in I 5 (10 or	n towards satisfying Bradford's housing needs ine with the Local Plan policies. The developm more homes, or an area of more than 0.5ha), uses to reflect local need.	ent would meet th

		Effect on S	A Obje	ctive						
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
12		+	Р	LT	IR	Н	SP2, SP3, SP8, SP9, SP10, SP15, H08, DS4, CO2	12a		
Accessible services	The site is surrounded by key services and amenities, notably in both directions along adjacent Leeds Road.									
		++	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	13a		
13 Social cohesion	Development would provide high-quality homes within an existing community in an area of high deprivation (IMD) without disrupting cohesiveness of existing community, encouraging participation and community interaction, without the development being of a scale that may put pressure on local services and facilities or could alter the local sense of community and place.									
		+	Р	LT	IR	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a		
14 Culture & leisure	culture a		opport	unities i	ncluding	g pubs,	at the site would have excellent access to a di cinemas, and places of worship. Broadway Ce			
		+/-	P	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a		
15 Safe & secure	location out. How	where ther vever, new	e are d develo	currently opment o	no resi could po	idential otentiall	would introduce new potential targets and victir receptors, and so an increase in crime at the s y enhance community cohesion and wellbeing, at the local risk of crime.	ite cannot be ruled		
		++	Р	LT	IR	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b		
16 Health	north-ea	st of St Lul ts would ha	ke's Ge ave ade	eneral H equate a	ospital.	to greer	medical centre, Hillside Bridge Health Centre. T n space, including Bradford Moor Park, providin n physical and mental health for the residents o	ng outdoor		
17		++	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a, 17b		
Education		rest primar Carlton Bol					Academy, is 565m north-east of the site. The if the site.	nearest secondary		
18		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
Employment					dford, in		access to a broad range of high quality and dive the Bowling Employment Zone which adjacent			
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy	as by inc	reasing theses. An imp	e dema rovem	and for I ent in th	ocal go ne built o	ods and environ	could have a minor beneficial impact on the loc d services and enhancing the pool of potential e ment could lead to an improved attractiveness alp tackle local deprivation.	employees for local		

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/119 – Prince's Way	0.41	Vegetated and area of hardstanding used for recreation.	Greenfield 50% Hardstanding 50%	Employment land	Preferred Option: CC32/E

## Summary of assessment for CC/119:

The site has been proposed for employment development, which would be likely to deliver a boost to the range of local employment opportunities at this location whilst also helping to provide a significant boost to the local economy. A major positive or minor positive (due to development size) score has therefore been predicted for the employment and the economy SA Objectives.

Although the site would be adjacent to other commercial premises, which are located to the south of the site, a major negative effect is anticipated on the land and buildings SA Objective. This is because the site is a partially a greenfield site. The site benefits from good accessibility via public transport.

		Effect on	SA Objecti	ive					
SA Objective	Baseline trend	Score of effect	Permanence		Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
3 Land &			Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f	
Buildings	Site is 50% greenfield and 50% hardstanding. ALC Grade at the site is 'Urban'. The site coincides with 0 and sandstone MSA's.								
4 Climate change		+	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e	
resilience	Site is in	FZ1 and	part of the	e site is at	a low risk	of surf	ace water flooding.		
		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e	
5 Water resources	with a G	SPZ. Deve	elopment		would be		ark, is 30m north east of the site. Site do ed to result in a minor increase in water		
		-	Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f	
6 Biodiversity & geodiversity		condition. I					n and may therefore have some biodive biodiversity value at the site and reduc		
		-	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b	
7 Landscape	The site is not located within or in close proximity to any designated landscapes, such as the Nidderdale AON and the Yorkshire Dales National Park. The site is not located in Green Belt land. Commercial premises are located to the south of the site, Development of this site is likely to have a minor effect on the local landscape and townscape associated with the loss of greenfield land.								
	and the located t	Yorkshire to the sout	Dales Na h of the s	itional Park site, Develo	k. The site	is not this sit	ocated in Green Belt land. Commercial e is likely to have a minor effect on the I	premises are	
& townscape	and the located the and town	Yorkshire to the sout ascape as	Dales Na h of the s sociated	tional Park site, Develo with the los	t. The site opment of ss of gree	e is not this sit enfield la	ocated in Green Belt land. Commercial e is likely to have a minor effect on the land.  SP2, SP10, EN3, EN4, EN5, EN6, DS3	premises are ocal landscape	
	and the located th	Yorkshire to the sout a scape as:	Dales Na h of the s sociated  P building i I City Cer	tional Park site, Develo with the los LT s the Grad ntre Conse	c. The site opment of ss of gree IR le II listed rvation A	e is not this sitenfield la M 'Bradforea. De	ocated in Green Belt land. Commercial is likely to have a minor effect on the land.  SP2, SP10, EN3, EN4, EN5, EN6, DS3 ord Town Hall', 130m east of the site. The velopment at this greenfield site could p	premises are ocal landscape  8a, 8b e site is located	
& townscape  8 Cultural	and the located th	Yorkshire to the sout a scape as:	Dales Na h of the s sociated  P building i I City Cer	tional Park site, Develo with the los LT s the Grad ntre Conse	c. The site opment of ss of gree IR le II listed rvation A	e is not this sitenfield la M 'Bradforea. De	ocated in Green Belt land. Commercial e is likely to have a minor effect on the land.  SP2, SP10, EN3, EN4, EN5, EN6, DS3 ord Town Hall', 130m east of the site. The	premises are ocal landscape  8a, 8b e site is located	
& townscape  8 Cultural heritage	The nea within th a minor  Develop increase at the sit	Yorkshire to the sout inscape as:  - rest listed to Bradford adverse effective adverse effective went would be vehicular to the relation of the south and the south adverse adverse adverse to the south adverse adverse and the south adverse and	Dales Na h of the s sociated v  P building i d City Cer ffect on the p d not have movemeen to exis	tional Park site, Develor with the los  LT s the Grad ntre Conse ne setting of  LT  ve a discern nts within to	c. The site opment of ss of gree IR I listed rvation A of these s IR II listed in IR II listed in IR II listed in IR II listed in IR II listed in IR II listed in IR II listed in II listed	e is not this sit enfield la M 'Bradforea. De ensitive M act on a Develoe const	ocated in Green Belt land. Commercial is likely to have a minor effect on the land.  SP2, SP10, EN3, EN4, EN5, EN6, DS3 and Town Hall', 130m east of the site. The velopment at this greenfield site could pheritage assets.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, H09  In AQMA. The site is within a CAZ and comment at this site would be likely to incruction and occupation of new business	premises are ocal landscape  8a, 8b e site is located otentially result in  9a – 9d development may ease air pollution	
& townscape  8 Cultural heritage  9 Air quality	The nea within the a minor  Develop increase at the sit the pote	Yorkshire to the south ascape as:	P building in a row on to exist out to exist	tional Park site, Develor with the los  LT s the Grad ntre Conse ne setting of  LT  ve a discern nts within the setting levels ements and  LT	IR IR IR IR IR IR IR IR IR IR IR IR IR I	e is not this sit enfield la M 'Bradforea. De ensitive M act on a Develoe constitution associal H	ocated in Green Belt land. Commercial is likely to have a minor effect on the land.  SP2, SP10, EN3, EN4, EN5, EN6, DS3 ord Town Hall', 130m east of the site. The velopment at this greenfield site could pheritage assets.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  In AQMA. The site is within a CAZ and comment at this site would be likely to incruction and occupation of new business atted with this.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	premises are ocal landscape  8a, 8b e site is located otentially result in  9a – 9d development may ease air pollution premises and	
& townscape  8 Cultural heritage  9 Air quality	and the located tand town  The nea within tha minor  Develop increase at the sit the pote	Yorkshire to the south ascape as:	Dales Na h of the s sociated v  P building i d City Cer ifect on the P d not have moveme on to exist cort move P	tional Park site, Develor with the los  LT s the Grad ntre Conse ne setting of  LT ve a discern nts within the setting levels ements and  LT everal bus	IR In Illisted right of these services of these services of these services of these services of the car. In Illisted the car. In Illisted the car. In Illisted the car. In Illisted the car. Ill	e is not it this sit it enfield la it it enfield la it it it enfield la it it it it it it it it it it it it it	ocated in Green Belt land. Commercial is likely to have a minor effect on the land.  SP2, SP10, EN3, EN4, EN5, EN6, DS3 and Town Hall', 130m east of the site. The velopment at this greenfield site could pheritage assets.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  In AQMA. The site is within a CAZ and comment at this site would be likely to incruction and occupation of new business atted with this.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  est railway station is Bradford Interchanged and cyclists due to its city centre location.	premises are ocal landscape  8a, 8b e site is located otentially result in  9a – 9d development may ease air pollution premises and  10a – 10d ge, 300m north	
& townscape  8 Cultural heritage  9 Air quality  10 Transport	The nea within th a minor.  Develop increase at the sit the pote.  The site east of the site of the si	Yorkshire to the south ascape as:	Dales Na h of the s sociated of  P building i d City Cer ifect on the P d not have moveme on to exist cort move P 00m of so e site is a n/a	tional Park site, Develor with the los  LT s the Grad ntre Conse ne setting of  LT  /e a discern nts within the ting levels ements and  LT  everal bus accessible  n/a	IR Isted rvation A of these s IR nible impathe CAZ. due to the pollution IR stops. Tr for pedes	e is not this site of this site of this site of the si	ocated in Green Belt land. Commercial is likely to have a minor effect on the land.  SP2, SP10, EN3, EN4, EN5, EN6, DS3 ord Town Hall', 130m east of the site. The velopment at this greenfield site could pheritage assets.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  In AQMA. The site is within a CAZ and comment at this site would be likely to incruction and occupation of new business ated with this.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  east railway station is Bradford Interchanged cyclists due to its city centre location SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	premises are ocal landscape  8a, 8b e site is located otentially result in  9a – 9d development may ease air pollution premises and  10a – 10d ge, 300m north 1.	
& townscape  8 Cultural	The nea within th a minor.  Develop increase at the sit the pote.  The site east of the site of the si	Yorkshire to the south ascape as:	Dales Na h of the s sociated of  P building i d City Cer ifect on the P d not have moveme on to exist cort move P 00m of so e site is a n/a	tional Park site, Develor with the los  LT s the Grad ntre Conse ne setting of  LT  /e a discern nts within the ting levels ements and  LT  everal bus accessible  n/a	IR Isted rvation A of these s IR nible impathe CAZ. due to the pollution IR stops. Tr for pedes	e is not this site of this site of this site of the si	ocated in Green Belt land. Commercial is likely to have a minor effect on the land.  SP2, SP10, EN3, EN4, EN5, EN6, DS3 ord Town Hall', 130m east of the site. The velopment at this greenfield site could pheritage assets.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  In AQMA. The site is within a CAZ and comment at this site would be likely to incruction and occupation of new business ated with this.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  east railway station is Bradford Interchanged cyclists due to its city centre location SP8, HO1, HO2, HO3, HO4, HO5, HO6,	premises are ocal landscape  8a, 8b e site is located otentially result in  9a – 9d development may ease air pollution premises and  10a – 10d ge, 300m north 1.	

		Effect on	SA Objecti	ve						
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)		
12 Accessible services	The provision of new employment development here could potentially help to enhance the local offering of key services and amenities.									
13 Social		0	n/a	n/a	n/a	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a		
cohesion							at a location where it is in proximity to si ely affect the cohesion of residential cor			
14 Culture &		0	n/a	n/a	n/a	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a		
leisure		roposed fo of cultural			lopment a	and wou	ald be unlikely to have a discernible effe	ct on the local		
		+/-	Р	LT	IR	M	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a		
15 Safe & secure	crime at Howeve	a location	where th	ere are cu	rrently no	ne, and	site would introduce new potential targ so an increase in crime at the site canr natural surveillance, and so could help t	ot be ruled out.		
40 110 0140		0	n/a	n/a	n/a	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b		
16 Health	Site is p	•	r employi	ment purpo	oses and	so it wo	ould be unlikely to have a discernible effort	ect on this SA		
		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a – 17c		
17 Education	Site wou	-	new emp	oloyment la	and that o	ffers sk	ills learning opportunities for local people	e and		
18		++	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b		
Employment	The prop	osed dev	elopment	would pro	vide new	employ	ment opportunities in Bradford.			
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b		
19 Economy							ment space that would contribute toward adford's economy.	Is the long term		

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/120 – Jacobs Well	1.18	Jacobs Well Car Park, with existing buildings and vegetation within site boundary.	Brownfield	Employment land	Preferred Option: CC32/E

Summary of assessment for CC/120:
The site has been proposed for employment development, which would be likely to deliver a boost to the range of local employment opportunities at this location whilst also helping to provide a significant boost to the local economy. A major positive or minor positive (due to development size) score has therefore been predicted for the employment and the economy SA

The site benefits from good accessibility via public transport, and a major positive score has been predicted for this SA Objective.

		Effect on SA Objective							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
		+/-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f	
3 Land & Buildings	Site is PDL. Buildings within the site may present opportunities for reusing structures or construction materials. Site coincides with a coal MSA. Site would be an efficient use of the land resource, subject to the potential effects on the MSA. ALC Grade at the site is 'Urban'.								
4 Climate		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e	
change resilience		ority of the water flood		FZ1 but th	ne southe	rn exte	nt lies within FZ2. Part of the site is at a	low risk of	
5 Water		-	Р	LT	IR	М	SP9, EN1, EN2, EN7, EN9	5a – 5e	
resources							m of a surface waterbody. Developmen sumption at this location in relation to ex		
		+/-	Р	LT	IR	М	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f	
6 Biodiversity & geodiversity	areas m	ay therefor	re have s	ome biodiv	ersity val	ue in its	reas of vegetation within the site bounda s current condition. However, as the cur ne biodiversity on site.		
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b	
7 Landscape & townscape									
			the loca	l characte	r and wou	ld be in	evelopment would be an opportunity to -keeping with the existing built form of t	he local area.	
	effect of	the site or	the loca	l character	r and wou	ld be in	-keeping with the existing built form of t SP2, SP10, EN3, EN4, EN5, EN6, DS3	he local area.  8a, 8b	
	Develop located likely to	the site or  + ment woul 150m sout	P d not have h of the E improved	LT ve a discer Bradford Ci	r and wou  IR  nible impa	M act on L	s-keeping with the existing built form of the SP2, SP10, EN3, EN4, EN5, EN6, DS3 isted Buildings or Scheduled Monument rotation Area. The setting of this heritage the site is improved through new development.	8a, 8b ts. The site is asset would be	
& townscape  8 Cultural	Develop located likely to primarily	+ ment woul 150m sout be slightly brownfield	P d not have h of the E improved d site.	LT re a discer Bradford Ci d as the vis	IR nible impainty Centre sual amen	M act on L Conse	SP2, SP10, EN3, EN4, EN5, EN6, DS3 Listed Buildings or Scheduled Monumen rvation Area. The setting of this heritage is site is improved through new developments. SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9	8a, 8b ts. The site is e asset would be ment on this  9a – 9d	
& townscape  8 Cultural	Develop located likely to primarily  Develop increase at the sit	+ ment woul 150m sout be slightly brownfield ment woul e vehicular te in relation	P d not have h of the E improved d site. P d not have movement to exist	LT re a discer d as the vis  LT re a discer d as the vis  LT re a discer nts within thing levels	IR nible impa ity Centre sual amen  IR nible impa the CAZ. due to the	M M M M M M M M M M M M M M M M M M M	s-keeping with the existing built form of the self-keeping with the existing built form of the self-keeping with the existing built form of the self-keeping self-keeping or Scheduled Monument vation Area. The setting of this heritage he site is improved through new development as it is improved through new development at this site is within a CAZ and comment at this site would be likely to incruction and occupation of new business	8a, 8b ts. The site is e asset would be ment on this  9a – 9d development may ease air pollution	
& townscape  8 Cultural heritage  9 Air quality	Develop located likely to primarily  Develop increase at the sit	+ ment woul 150m sout be slightly brownfield ment woul e vehicular te in relation	P d not have h of the E improved d site. P d not have movement to exist	LT re a discer d as the vis  LT re a discer d as the vis  LT re a discer nts within thing levels	IR nible impa ity Centre sual amen  IR nible impa the CAZ. due to the	M M M M M M M M M M M M M M M M M M M	SP2, SP10, EN3, EN4, EN5, EN6, DS3 Listed Buildings or Scheduled Monumen rvation Area. The setting of this heritage is site is improved through new development of the setting of this heritage is site is improved through new development at this site is within a CAZ and comment at this site would be likely to incruction and occupation of new business liated with this.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4,	8a, 8b ts. The site is e asset would be ment on this  9a – 9d development may ease air pollution	
& townscape  8 Cultural heritage	Develop located likely to primarily  Develop increase at the sit the pote	+ ment would 50m sout be slightly brownfield wehicular te in relationtial transputs.	P d not have h of the E improved d site. P d not have movemen to exist port move P	LT ve a discerror discourants within the ting levels ements and LT everal bus	IR nible impaity Centre sual amen  IR nible impathe CAZ. due to the pollution  IR stops. Th	M act on L Conse hity of the M Develoe const associal H ac neares	s-keeping with the existing built form of the self-keeping with the existing built form of the self-keeping with the existing built form of the self-keeping with self-keeping and self-keeping self-keeping with self-keeping sel	8a, 8b ts. The site is e asset would be ment on this  9a – 9d development may ease air pollution premises and	
& townscape  8 Cultural heritage  9 Air quality  10 Transport	Develop located likely to primarily  Develop increase at the sit the pote	+ ment would 50m sout be slightly brownfield wehicular te in relationtial transputs.	P d not have h of the E improved d site. P d not have movemen to exist port move P	LT ve a discerror discourants within the ting levels ements and LT everal bus	IR nible impaity Centre sual amen  IR nible impathe CAZ. due to the pollution  IR stops. Th	M act on L Conse hity of the M Develoe const associal H ac neares	s-keeping with the existing built form of the self-keeping with the existing built form of the self-keeping with the existing built form of the self-keeping self-keeping or Scheduled Monument vation Area. The setting of this heritage he site is improved through new development is improved through new development as self-keeping	8a, 8b ts. The site is e asset would be ment on this  9a – 9d development may ease air pollution premises and	
& townscape  8 Cultural heritage  9 Air quality	Develop located likely to primarily  Develop increase at the sit the pote  The site the site.	+ ment woul 150m sout be slightly be be be be be be be be be be be be be b	P d not have h of the E improved d site.  P d not have moveme on to exist port move P 00m of se accessit n/a	LT ve a discerrors within the ting levels ements and LT everal bus ble for pedental and notes that the ting levels ements and levels ements ements ements ements ements and levels ements	IR nible impairity Centre sual amen  IR nible impaire CAZ. due to the dipollution IR stops. The estrians a n/a	M act on a Develor construction associal H H	SP2, SP10, EN3, EN4, EN5, EN6, DS3 Listed Buildings or Scheduled Monumen rvation Area. The setting of this heritage is site is improved through new development at this site is within a CAZ and comment at this site would be likely to incruction and occupation of new business lated with this.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6 Lest railway station is Bradford Interchangists due to its city centre location.  SP8, HO1, HO2, HO3, HO4, HO5, HO6,	he local area.  8a, 8b  ts. The site is expected asset would be somether on this  9a – 9d  development may ease air pollution premises and  10a – 10d  ge, 300m east of	

		Effect on SA Objective							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
12 Accessible services		ision of ne		yment dev	elopment	here c	ould potentially help to enhance the loca	l offering of key	
13 Social		0	n/a	n/a	n/a	Н	SP2, SP6, SP9, DS1, DS5, CO1, CO2, HO4	13a	
cohesion							at a location where it is in proximity to si ely affect the cohesion of residential cor		
14 Culture &		0	n/a	n/a	n/a	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a	
leisure		roposed fo of cultural			lopment a	ınd wou	ald be unlikely to have a discernible effe	ct on the local	
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a	
15 Safe & secure	The construction and occupation of a new employment site would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially increase natural surveillance, and so could help to combat the local risk of crime.								
40 110 0140		0	n/a	n/a	n/a	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b	
16 Health	Site is proposed for employment purposes and so it would be unlikely to have a discernible effect on this SA Objective.								
		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a – 17c	
17 Education	Site would provide new employment land that offers skills learning opportunities for local people and employees.								
18		++	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b	
Employment	The prop	osed dev	elopment	would pro	vide new	employ	ment opportunities in Bradford.		
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b	
19 Economy							ment space that would contribute toward adford's economy.	Is the long term	

Site reference and Name	Size (ha)	Existing site uses	Brownfield/greenfield split	Potential development	Status
CC/121 – Exchange Court/ Vicar Lane	0.86	Multistorey car park	100% Brownfield	Employment land	Preferred Option: CC33/E

## Summary of assessment for CC/121:

The site has been proposed for employment development, which would be likely to deliver a boost to the range of local employment opportunities at this location whilst also helping to provide a significant boost to the local economy. A major positive or minor positive (due to development size) score has therefore been predicted for the employment and the economy SA Objectives.

The site benefits from excellent accessibility via public transport, and a major positive score has been predicted for this SA Objective.

		Effect on SA Objective							
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)	
		+/-	Р	LT	IR	Н	HO5, HO6, HO7, TR2	3a – 3f	
3 Land & Buildings	Site is PDL. Existing structures within the site may present opportunities for reusing construction materials. Site coincides with a coal MSA. Site would be an efficient use of the land resource, subject to the potential effects on the MSA. ALC Grade at the site is 'Urban'.								
4 Climate change		-	Р	LT	IR	М	SP8, SP9, SP10, SP15, HO9, EN1, EN2, EN3, EN7	4a – 4e	
resilience			at mediur		risk of su	ırface w	at low risk of surface water flooding ar rater flooding.		
5 Water	0:4		P	LT	IR	M	SP9, EN1, EN2, EN7, EN9	5a – 5e	
resources			ult in a m	inor increa	se in wat	er cons	m of a surface waterbody. Developmer umption at this location in relation to ex	isting levels.	
6 Biodiversity	The cite	+	P	LT o the ourse	IR	M	SP10, SP11, EN1, EN2, EN3, EN7, EN9	6a – 6f	
& geodiversity		sity on site		s the curre	ent use is	as a ca	r park, this would still be an opportunity	to ennance the	
		+	Р	LT	IR	М	SP2, EN1, EN3, EN5, EN6, DS2, DS3	7a, 7b	
	Site wou	ıld not affe	ct an AO	NB or Nati	onal Park	. The d	evelopment would be an opportunity to	improve the	
7 Landscape & townscape	Site wou effect of	the site or	n the loca	l character	and wou	ld be in	-keeping with the existing built form of	the local area.	
& townscape  8 Cultural	Develop within 12 adjacent Conserv	+ ment woul 20m of the to Bradfo ation Area	P d not hav site, the rd City Ce itself. Th	LT re a discerr closest bei entre Cons e setting c	IR IR IN IN IN IN IN IN IN IN IN IN IN IN IN	M Act on State Area, water	-keeping with the existing built form of SP2, SP10, EN3, EN4, EN5, EN6, DS3 Scheduled Monuments. There are threed Building 'The Victoria Hotel'. The site ith an area at the north of the site withing set would be likely to be slightly improve	8a, 8b Existed Buildings is directly	
	Develop within 12 adjacent Conserv	+ ment woul 20m of the to Bradfo ation Area	P d not hav site, the rd City Ce itself. Th	LT re a discerr closest bei entre Cons e setting c	IR IR IN IN IN IN IN IN IN IN IN IN IN IN IN	M Act on State Area, water	-keeping with the existing built form of SP2, SP10, EN3, EN4, EN5, EN6, DS3 Scheduled Monuments. There are three d Building 'The Victoria Hotel'. The site ith an area at the north of the site within	8a, 8b Existed Buildings is directly	
& townscape  8 Cultural	Develop within 12 adjacent Conserv amenity  Develop increase at the sit	+ ment woul 20m of the to Bradfo ation Area of the site ment woul e vehicular te in relatio	P d not have site, the rd City Contiself. The is improved P d not have moveme on to exist.	LT e a discerrictosest beientre Conse setting cred through LT e a discerrints within ting levels	IR nible impaing Gradeservation of this herin new development of the IR nible impathe CAZ, due to the	M act on Sell Liste Area, wtage as yelopmed M Develope consti	sp2, SP10, EN3, EN4, EN5, EN6, DS3 scheduled Monuments. There are three d Building 'The Victoria Hotel'. The site ith an area at the north of the site within set would be likely to be slightly improvent on this brownfield site.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4,	8a, 8b Existed Buildings Is directly In the Ived as the visual  9a – 9d  development may rease air pollution	
& townscape  8 Cultural heritage	Develop within 12 adjacent Conserv amenity  Develop increase at the sit the pote	+ ment woul 20m of the to Bradfo ation Area of the site ment woul t vehicular te in relation ntial trans	P d not have site, the rd City Continue itself. The is improvement of the p d not have movement to exist port movement of the p d not have movement to exist port movement of the p d not have movement to exist port movement of the p d not have movement to exist p not have a n	LT e a discerrictosest beientre Conse setting cred through LT e a discerrints within ting levels	IR nible impaing Grade servation of this herin new development of the IR nible impained CAZ, due to the pollution IR	M act on Sell Liste Area, w tage as yelopmed M Develope constitution associal H	sp2, SP10, EN3, EN4, EN5, EN6, DS3 scheduled Monuments. There are three debuilding 'The Victoria Hotel'. The site ith an area at the north of the site within set would be likely to be slightly improvent on this brownfield site.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  n AQMA. The site is within a CAZ and pment at this site would be likely to incruction and occupation of new business ated with this.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6	8a, 8b Existed Buildings Is directly In the I/ed as the visual  9a – 9d  development may rease air pollution Is premises and  10a – 10d	
& townscape  8 Cultural heritage	Develop within 12 adjacent Conserv amenity  Develop increase at the sit the pote  This site is Bradfo	+ ment woul 20m of the to Bradfo ation Area of the site ment woul e vehicular te in relation tial trans ++ has excel ord Interch	P d not have site, the rd City Continued itself. The is improved provided in the continued	LT e a discerrictosest beientre Conse e setting ced through LT e a discerrints within ting levels ements and	IR nible impaing Grade servation of this herin new development of the CAZ. due to the dipollution IR The site is adjacent the cad possible of the cad possible impains the cad possible impains the cad possible impains the cad possible impains the cad possible impains the cad possible impains the cad possible impains the cad possible impains the cad possible impains the cad possible impains the cad possible impains the cad possible impains the cad possible impaint the	M act on Sell Listed Area, we stage as velopmed M act on a Develope construction associal H selling withing the signal and the signal and the signal and the signal area of the signal and	sp2, SP10, EN3, EN4, EN5, EN6, DS3 scheduled Monuments. There are threed Building 'The Victoria Hotel'. The site ith an area at the north of the site within set would be likely to be slightly improvent on this brownfield site.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  n AQMA. The site is within a CAZ and pment at this site would be likely to incruction and occupation of new business ated with this.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  1400m of several bus stops. The nearest te south western perimeter. The site is	8a, 8b E Listed Buildings Is directly In the //ed as the visual  9a – 9d  development may rease air pollution Is premises and  10a – 10d  st railway station	
& townscape  8 Cultural heritage  9 Air quality  10 Transport	Develop within 12 adjacent Conserv amenity  Develop increase at the sit the pote  This site is Bradfo pedestria	+ ment woul 20m of the to Bradfo ation Area of the site ment woul e vehicular te in relation tial trans ++ has excel ord Interch ans and cy	P d not have site, the rd City Centre itself. The is improvement of the control o	LT e a discernictosest beientre Consest beientre Consest beientre Consesting of the consesting levels the consesting levels the consesting levels to its city of the consesting of the consession of the consessio	IR nible impaing Grade servation of this herin new development of the CAZ. due to the dipollution IR The site is adjacent to centre local n/a	M Mact on Sell Liste Area, we stage as velopmed M M act on a Develoe construction associal H s withing the signature.	-keeping with the existing built form of SP2, SP10, EN3, EN4, EN5, EN6, DS3 scheduled Monuments. There are threed Building 'The Victoria Hotel'. The site ith an area at the north of the site within set would be likely to be slightly improvent on this brownfield site.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  n AQMA. The site is within a CAZ and pment at this site would be likely to incruction and occupation of new business ated with this.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  400m of several bus stops. The nearest esouth western perimeter. The site is  SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10	8a, 8b Existed Buildings Is directly In the Yed as the visual  9a – 9d  development may rease air pollution is premises and  10a – 10d  st railway station accessible for	
& townscape  8 Cultural heritage  9 Air quality	Develop within 12 adjacent Conserv amenity  Develop increase at the sit the pote  This site is Bradfo pedestria	+ ment woul 20m of the to Bradfo ation Area of the site ment woul e vehicular te in relation tial trans ++ has excel ord Interch ans and cy	P d not have site, the rd City Centre itself. The is improvement of the control o	LT e a discernictosest beientre Consest beientre Consest beientre Consesting of the consesting levels the consesting levels the consesting levels the consesting levels the consesting levels to its city of the consesting levels to its city of the consesting levels the consesting levels the consesting levels the consesting levels the consesting levels the consesting levels the consesting levels the consesting levels the consesting levels the consesting levels the consesting levels the consession l	IR nible impaing Grade servation of this herin new development of the CAZ. due to the dipollution IR The site is adjacent to centre local n/a	M Mact on Sell Liste Area, we stage as velopmed M M act on a Develoe construction associal H s withing the signature.	sp2, SP10, EN3, EN4, EN5, EN6, DS3 scheduled Monuments. There are three and Building 'The Victoria Hotel'. The site ith an area at the north of the site within set would be likely to be slightly improvent on this brownfield site.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  n AQMA. The site is within a CAZ and pment at this site would be likely to incruction and occupation of new business ated with this.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  400m of several bus stops. The nearest esouth western perimeter. The site is  SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 provide a contribution towards Bradford	8a, 8b Existed Buildings Is directly In the Yed as the visual  9a – 9d  development may rease air pollution is premises and  10a – 10d  st railway station accessible for	
& townscape  8 Cultural heritage  9 Air quality  10 Transport  11 Housing	Develop within 12 adjacent Conserv amenity  Develop increase at the sit the pote  This site is Bradfo pedestria	+ ment woul 20m of the to Bradfo ation Area of the site ment woul e vehicular te in relation ntial trans ++ has excel ord Interch ans and cy located fo	P d not have site, the rd City Contiste of the removement of the r	LT e a discerniclosest beigentre Consesting of the centre Consesting of	IR nible impaing Grade servation of this herin new development in new	M Mact on Sell Liste Area, witage as velopmed M M association.  H will not H	sp2, SP10, EN3, EN4, EN5, EN6, DS3 scheduled Monuments. There are threed Building 'The Victoria Hotel'. The site ith an area at the north of the site within set would be likely to be slightly improvent on this brownfield site.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  n AQMA. The site is within a CAZ and pment at this site would be likely to incruction and occupation of new business ated with this.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  400m of several bus stops. The nearest esouth western perimeter. The site is  SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 provide a contribution towards Bradford SP2, SP3, SP8, SP9, SP10, SP15, HO8, DS4, CO2	the local area.  8a, 8b Existed Buildings is directly in the yed as the visual  9a – 9d  development may rease air pollution is premises and  10a – 10d  st railway station accessible for  11a  1's housing needs  12a	
& townscape  8 Cultural heritage  9 Air quality  10 Transport  11 Housing	Develop within 12 adjacent Conserv amenity  Develop increase at the sit the pote  This site is Bradfo pedestria	+ ment woul 20m of the to Bradfo ation Area of the site ment woul e vehicular te in relation ntial trans ++ has excel ord Interch ans and cy located fo	P d not have site, the rd City Centrice itself. The is improvement of the control	LT e a discerniclosest beigentre Consesting of the centre Consesting of	IR nible impaing Grade servation of this herin new development in new	M Mact on Sell Liste Area, witage as velopmed M M association.  H will not H	sp2, SP10, EN3, EN4, EN5, EN6, DS3 scheduled Monuments. There are threed Building 'The Victoria Hotel'. The site ith an area at the north of the site within set would be likely to be slightly improvent on this brownfield site.  SP7, SP9, SP15, TR2, TR6, EN8, EN9, DS4, HO9  n AQMA. The site is within a CAZ and pment at this site would be likely to incruction and occupation of new business ated with this.  SP7, SP9, DS4, HO9, TR1, TR2, TR3, TR4, TR5, TR6  400m of several bus stops. The nearest esouth western perimeter. The site is  SP8, HO1, HO2, HO3, HO4, HO5, HO6, HO7, HO8, HO9, HO10 provide a contribution towards Bradford SP2, SP3, SP8, SP9, SP10, SP15, HO8,	the local area.  8a, 8b Existed Buildings is directly in the yed as the visual  9a – 9d  development may rease air pollution is premises and  10a – 10d  st railway station accessible for  11a  1's housing needs  12a	

		Effect on SA Objective									
SA Objective	Baseline trend	Score of effect	Permanence	Duration	Reversibility	Certainty	Mitigating or enhancing Local Plan policies	Mitigation code(s)			
13 Social cohesion							at a location where it is in proximity to single at a location where it is in proximity to single at a location where it is in proximity to single at a location where it is in proximity to single at a location where it is in proximity to single at a location where it is in proximity to single at a location where it is in proximity to single at a location where it is in proximity to single at a location where it is in proximity to single at a location where it is in proximity to single at a location where it is in proximity to single at a location where it is in proximity to single at a location where it is in proximity to single at a location where it is in proximity to single at a location where it is in proximity to single at a location where it is in proximity to single at a location where it is in proximity to single at a location where it is in the loca				
14 Culture &	CAICHING	0	n/a	n/a	n/a	Н	SP9, SP10, SP15, CO1, EC4, TR4, EN6, DS2, DS3, DS4	14a			
leisure		roposed fo of cultural			lopment a	ind wou	lld be unlikely to have a discernible effec	ct on the local			
		+/-	Р	LT	IR	М	SP1, SP3, SP4, SP16, HO9, DS5, CO2	15a			
15 Safe & secure	crime at Howeve	The construction and occupation of a new employment site would introduce new potential targets and victims of crime at a location where there are currently none, and so an increase in crime at the site cannot be ruled out. However, new development could potentially increase natural surveillance, and so could help to combat the local risk of crime.									
16 Hoolth		0	n/a	n/a	n/a	Н	SP2, SP9, SP10, SP15, HO9, EN1, EN8, EN9, CO1, CO2, CO3, DS1, DS5	16a, 16b			
16 Health	Site is proposed for employment purposes and so it would be unlikely to have a discernible effect on this SA Objective.										
		+	Р	LT	IR	L	SP6, SP14, SP16, EC3, DS5, CO2	17a – 17c			
17 Education Site would provide new employment land that offers skills learning opportunities employees.							ills learning opportunities for local peopl	e and			
18		++	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	18a, 18b			
Employment	The proposed development would provide new employment opportunities in Bradford.										
		+	Р	LT	IR	Н	SP6, SP14, SP16, EC1, EC2, EC3, EC4	19a, 19b			
19 Economy							nent space that would contribute toward adford's economy.	s the long term			