

Habitats Regulations Assessment

Regulation 16 Report for:

Pembridge Neighbourhood Area

July 2018



Pembridge Neighbourhood Plan HRA

HRA Screening Assessment

Contents

- 1 Introduction**
Map of the Neighbourhood Area with European sites shown
- 2 The requirement to undertake Habitats Regulations Assessment of Neighbourhood Plans – Legislative background**
- 3 Methodology - HRA Stages**
- 4 Results of the Initial Scoping Report and qualifying features of European sites**
- 5 Description of the Pembridge Neighbourhood Plan**
- 6 Screening Assessments of the NDP at Reg14, Reg16**
- 7 Assessment of the ‘likely significant effects’ of the final Pembridge NDP policies**
Table 1 - Colour coding key for Matrix
- 8 Conclusions from the Screening Matrix and if any ‘likely significant effects’**
- 9 Identification of other plans and projects which may have ‘in-combination’ effects**
- 10 Conclusion**
- 11 Next steps**
Appendix 1 – Initial Screening Report (31 August 2012)
Appendix 2 – List of options assessed
Appendix 3 –Full Screening matrix of final policies including those amended post Reg 14

Regulations Assessment". It is also a requirement in Regulation 32 schedule 2 of the Neighbourhood Planning Regulations 2012.

- 2.2 Article 6(3) of the EU Habitats Directive provides that:
Any plan or project not directly connected with or necessary to the management of the [European] site but likely to have a significant effect thereon, either individually or in combination with other plans or projects, shall be subject to appropriate assessment of its implications for the site in view of the site's conservation objectives. In the light of the conclusions of the assessment of the implications for the site and subject to the provisions of paragraph 4, the competent national authorities shall agree to the plan or project only after having ascertained that it will not adversely affect the integrity of the site concerned and, if appropriate, after having obtained the opinion of the general public.
- 2.3 HRA is an impact-led assessment and refers to the assessment of the potential effects of a neighbourhood plan on one or more European sites, including Special Protection Areas (SPAs) and Special Areas of Conservation (SACs):
- **SPAs** are classified under the European Council Directive 'on the conservation of wild birds' (79/409/EEC; 'Birds Directive') for the protection of **wild birds and their habitats** (including particularly rare and vulnerable species listed in Annex 1 of the Birds Directive, and migratory species).
 - **SACs** are designated under the Habitats Directive and target **particular habitats** (Annex 1) and/or species (Annex II) identified as being of European importance.
- 2.4 For ease of reference during HRA, general practice has been that these three designations are collectively referred to as either **Natura 2000** or **European sites**. This means that a Screening Assessment is carried out with regard to the Conservation Objectives of the European Sites and with reference to other plans or projects to identify if any significant effect is likely for any European Site.
- 2.5 Herefordshire Council is aware of the recent judgement (People over Wind, Peter Sweetman vs Coillte). The Court of Justice of the European Union (CJEU) ruled that Article 6(3) of the Habitats Directive must be interpreted as meaning that mitigation measures should be assessed within the framework of an appropriate assessment and that it is not permissible to take account of measures intended to avoid or reduce the harmful effects of the plan on a European site at the screening stage. The initial screening undertaken in August 2012 and concluded that a full HRA would be required. Mitigation was not taken into account at this stage.
- 2.6 The purpose of this final HRA Report is to detail the findings of the screening of proposed changes to policies and consider if they significantly affect the conclusions of the earlier Reg 14 HRA Report (June 2017) and the addendum post Reg 14 (June 2018) and reviewed in terms of the implications of *Sweetman*.

3 Methodology

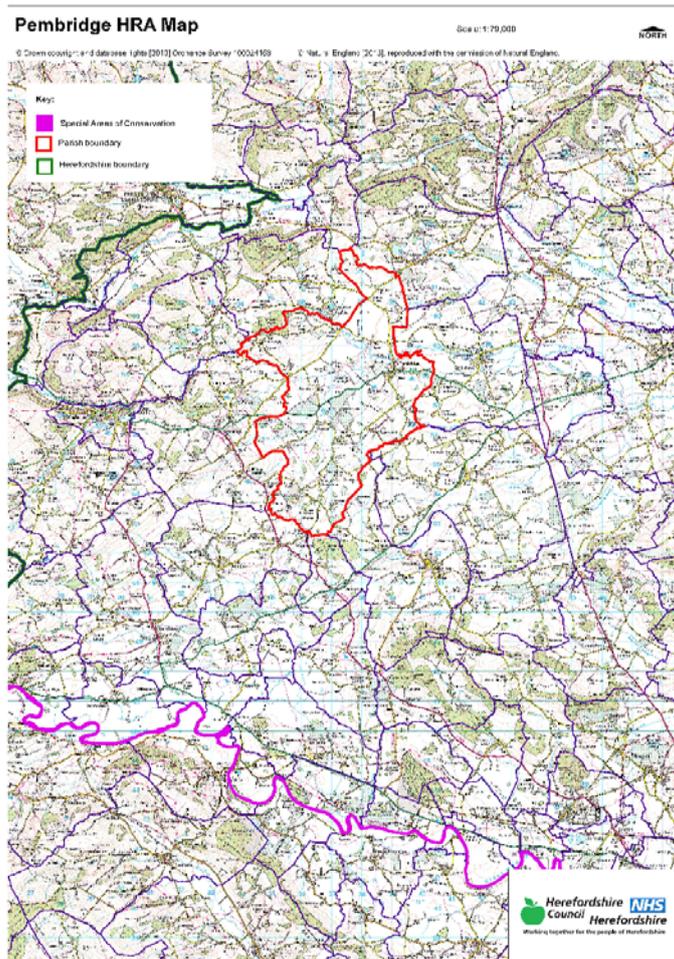
- 3.1 Although the Pembridge NDP is not directly regarding the management of any European sites, it does include proposals for development which may affect European sites. Therefore, it is necessary under Regulation 102(1)(a) of the Habitats Regulations 2010 to undertake screening for likely significant effects on European sites.
- 3.2 The HRA of neighbourhood plans is undertaken in stages and should conclude whether or not a proposal or policy in a neighbourhood plan would adversely affect the integrity of the site in question. This is judged in terms of the implications of the plan for a site's 'qualifying features' (i.e. those Annex I habitats, Annex II species, and

Annex I bird populations for which it has been designated) and are measured with reference to the conservation objectives for those qualifying features as defined by Natural England.

- 3.3 The first process is to undertake an initial screening report to determine the need to undertake the requirement for a HRA, this initial screening identifies whether the Plan could impact upon any European site that could be within the Neighbourhood Area or nearby.
- 3.4 If a European Site is within the Neighbourhood Area or the Neighbourhood Area could impact upon a European site then this will need to be taken into account and a full screening assessment will need to be undertaken.
- 3.5 The full screening stage consists of a description of the plan, identification of potential effects on European Sites, assessing the effects on European Sites. For Neighbourhood Plans the outcome should demonstrate there are no likely effects upon the European sites. If any likely effects occur then there will need to be amendments to the NDP made and be re-screened until all likely effects have been addressed.

4 Results of the Initial Screening Report and qualifying features of the European Sites

- 4.1 The initial Screening report (31 August 2012) found that the River Wye (including the River Lugg) SAC is within the River Arrow catchment area. Figure 2 below highlights the location of River Wye SAC in relation to the neighbourhood area.



- 4.2 There is also a duty under the Water Framework Directive to ensure that proposals for growth do not adversely affect the river water quality and this included the associated watercourses flowing into the rivers.

Site integrity of the River Wye (including the River Lugg) SAC

- 4.3 The issues associated with maintaining the sites integrity include water levels and flow, water quality, eutrophication (nitrogen enrichment), sedimentation, disturbance and species maintenance.
- 4.4 The River Wye SAC can be sensitive to changes in water quantity and quality. As outlined within the Habitat Regulation Assessment to the Herefordshire Core Strategy, the water supply in this area comes from Dwr Cymru Welsh Water (DCWW) and no likely significant effects on European sites as a result of changes in water quality are expected in relation to the proportional growth outlined with the Herefordshire Core Strategy.
- 4.5 In relation to water quality, Policy SD4 of the Herefordshire Core Strategy indicates that any development should not undermine the achievement of water quality targets within the county's rivers. This should ensure that developments within the area can be accommodated within existing water discharge permits would not be likely to have a significant effect upon the River Wye SAC. This position is confirmed within the HRA of the Core Strategy in April 2015.
- 4.6 The addition of the Nutrient Management Plan for the River Wye SAC will support this policy. DCWW assessment indicates that the growth proposed for Pembridge can be accepted within current flow limits. The issue of phosphates will be considered as part of NMP actions and through AMP6/7 in planning to meet the requirements of the Water Framework Directive.
- 4.7 For full details of the River Wye's attributes which contribute to and define their integrity and vulnerable data see Appendix 1 of the Pembridge Initial Screening Report. The Initial Screening Report, August 2012, can be found in Appendix 1 of this HRA report.
- 4.8 This information made it possible to identify the features of each site which determine site integrity, as well as the specific sensitivities of each site, therefore enabling later analysis of how the potential impacts of the Pembridge Neighbourhood Plan may affect site integrity.
- 4.9 The initial screening assessment indicated that a full screening assessment is required to assess the likelihood of significant effects on the River Wye (including the River Lugg) SAC of the policies within the Pembridge NDP.

5 Description of the Pembridge Neighbourhood Development Plan

- 5.1 The final Pembridge NDP presents detailed policies for development in the Neighbourhood Area, which is equivalent to the group parish boundary, up to 2031. The Plan begins by introducing its preparation and highlighting its issues.
- 5.2 The NDP then details the vision for the Group Parish over the Plan period; *"Pembridge is a vibrant rural community which wishes to flourish and retain its distinctive character comprising of historic buildings, other heritage assets and a unique environment – for the benefit of current and future generations."* There are 17 objectives of how this will be achieved. The objectives cover the following topics:

Housing

1. To provide a variety of housing and development opportunities to meet the needs of a wide range of potential occupants, to support our existing services and facilities and

contribute positively to our vibrant and mixed community To ensure that the visual effect of all development proposals enhance the unique character of the parish and protect our landscape and historic environment

2. To encourage exemplary design and high standards in all elements of a development proposal – to reflect and enhance our historic environment and unique local distinctiveness
3. To ensure that all development is based upon sound environmental sustainability principles ecological, social and economic) Enterprise, Local Economy & Business
4. To encourage and sustain the parish's currently thriving self-employed sector and to encourage small-scale staffed business development as and where appropriate.
5. To ensure a suitable environment for Pembridge's larger business to flourish.

Community Facilities, Amenities & Services

6. To maintain and encourage new and existing community facilities and amenities for the benefit and enjoyment of all parishioners.
7. To ensure the physical facilities, amenities and services are adequate and are developed and expanded to meet the needs and future growth of the parish. Protect, enhance and provide appropriate facilities for existing and potential activities (including through the use of the Community Infrastructure Levy).
8. To ensure the public services (in particular roads, water, sewage system, the bus service and broadband) are adequate and are developed in advance of future needs.
9. To give a high priority to the retention and support of businesses that provide important community services such public houses, shops and catering establishments.
10. To improve communication and connectivity to parishioners to promote greater community involvement.
11. To protect public and local green spaces within the parish.
12. To seek improved access to services and facilities, particularly health and social care provision.

Environment

13. To maintain and reinforce Pembridge Parish's natural environment and landscape character.
14. To achieve this new development shall have regard to conserving and enhancing the natural beauty and amenity of the Arrow Valley and to respecting the setting, character, appearance and cultural heritage of the Parish in general through:
 - Giving the highest priority to conservation and enhancement of the amenity, visual quality, natural beauty, wildlife and cultural heritage of the Pembridge Conservation Area;
 - Requiring development not to adversely affect landscape character but where appropriate include measures to conserve, restore or enhance this including green cover.

- Seeking measures that contribute towards the ecological network of the area with measures, in particular, to support the biodiversity value of designated and local sites – the village green, conservation area, millennium meadow, the church yard, the Burgages including small meadows;
- Retaining important landscape and biodiversity features such as ponds, orchards and hedgerows, adding to the natural assets of the parish where opportunities are available.
- Retain the green ribbons currently tracing through the village of Pembridge;
- Ensuring the integrity of valued views and vistas is retained;

Transport

15. To address community concerns about the speed and level of traffic through the village.
16. To ensure that traffic generated by development can be accommodated successfully.
17. To promote measures to make the roads safer for motorists, pedestrians and cyclists.

From these 17 objectives, 26 policies have been developed.

- 5.3 The initial options for the NDP (refer to appendix 2) were assessed to determine their environmental impact that could affect the River Wye SAC. Of the four options put forward, Option 4, the 'no NDP / do nothing' option was not considered viable for the Parish.

The remaining three options of:

- Option 1- Seeing one or two large housing sites that might accommodate the Core Strategy target for the parish.
- Option 2 – Identifying a number of small housing sites that would be in keeping with the scale of development within Pembridge.
- Option 3 – identifying a limited number of sites which form logical extensions to the current settlement boundary to provide for some of the required housing target but setting criteria as the basis for the deficit in the light of currently limited acceptable options.

All of which indicated towards growth however all the options would be seeking to provide proportional growth in line with the Core strategy and are therefore unlikely to have a significant impact on the SAC.

- 5.4 As the Pembridge Neighbourhood Plan progressed from options to draft NDP policies, the Plan needed to identify ways in which the least effect on the River Wye SAC could be achieved, alongside taking forward the preferred option from the consultation from the community. A list of the options assessed can be found in previous HRA assessments, and the Assessment matrix for the options (June 2016) as well as the revised matrix July 2018.
- 5.5 The NDP also sets out 26 general policies on various topics based on the objective headings above and also for the parish, these include:

Policy PEM1 – Promoting Sustainable Development
 Policy PEM2 – Development Strategy
 Policy PEM3 – Housing Development in Pembridge village

Policy PEM4 – Housing Sites in Pembridge
Policy PEM 5 – Meeting Housing Needs
Policy PEM6 – Design Criteria for Residential Development
Policy PEM7 – Providing for Local Housing Need
Policy PEM8 – Reuse of Rural Buildings and Brownfield Land for Employment Enterprises
Policy PEM9 – Working from Home
Policy PEM10 – Agricultural Diversification and Tourism Enterprises
Policy PEM 11 – Intensive Livestock Units
Policy PEM12 – Supporting Infrastructure
Policy PEM13 – Development on Shobdon Airfield
Policy PEM14 – Renewable and Low Carbon Energy Generation
Policy PEM15 – Protection and Enhancement of Community Facilities and Services
Policy PEM16 – Safeguarding Local Green Space
Policy PEM17 – Contributions to Community Services, Youth Provision and Recreation Facilities
Policy PEM18 – Retaining the Natural Environment and Landscape
Policy PEM19 – Protecting Heritage Assets
Policy PEM20 – Development within Pembridge Conservation Area
Policy PEM21 – Protection from Flood Risk
Policy PEM22 – Sewage Infrastructure
Policy PEM23 – Sustainable Design
Policy PEM24 – Traffic Measures within the Parish
Policy PEM25 – Highway Design Requirements
Policy PEM26 – Protection and Development of Public Rights of Way

6.0 Assessments undertaken to date of the emerging Pembridge NDP policies

- 6.1 Regulation 102 of the Habitats Regulations 2010 requires that a Screening Assessment be undertaken, in order to identify the 'likely significant effects' of an NDP. Accordingly, a screening matrix was prepared and this determined the extent to which any of the policies within the Pembridge NDP would be likely to have a significant effect on the River Wye SAC. This has been repeated at each statutory stage of the NDP consultation process.
- 6.2 The findings of those screening matrix can be found within the previous versions of the HRA report and its addendum. This final report aims to bring together these assessments and review in light of the final examination modifications and the implications of the *Sweetman* case.

Screening of the draft plan (Reg14)

- 6.3 The screening matrix took the approach of screening each policy and objective individually, which is consistent with current guidance. The results from the HRA reports for the Herefordshire Local Plan (Core Strategy) were also taken into consideration.
- 6.4 None of the Pembridge NDP objectives and policies (June 2016) were concluded to be likely to have a significant effect on the European site. Pembridge is in the hydraulic catchment of the River Wye SAC and is not in direct proximity to the river itself. Core Strategy policy SD3 and SD4 together with the Nutrient Management Plan will ensure that development can only occur if these policy requirements are met.
- 6.5 In many cases this is because the policies themselves would not result in development, i.e. they related instead to criteria for development and the SAC itself is not within the parish. In several cases the policies also included measures to help support the natural environment including biodiversity.

- 6.6 It is unlikely that the Pembridge Neighbourhood Plan will have any in-combination effects with any Plans from neighbouring parish council due to the level of growth proposed is of the same that is proposed for the Kington Housing Market Area in the Herefordshire Core Strategy
- 6.7 Therefore it was concluded that the **Reg14 Pembridge NDP would not have a likely significant effect on the River Wye (including the River Lugg) SAC.**

Screening of modifications to NDP (Reg16)

- 6.8 The Submission NDP (April 2018) incorporates additional policy criteria or wording to add clarity and emphasis throughout the document. Policies PEM6, PEM7, PEM11, PEM14, PEM20, PEM22 and PEM24 have been amended and rescreened for the Submission NDP following the Regulation 14 Draft Plan consultation. Any amendments to policies The amendments will give criteria for future applications to meet to support policy SD04 and ensure that the delivery of the Nutrient Management Plan is not compromised.
- 6.9 Other modifications made to policies of the plan are considered to be minor and would not have a significant effect on the results previously assessed. These were points of clarity and minor word changes.
- 6.10 The revised NDP policies are therefore unlikely to result in significant effects on the European site.
- 7.3 In light of the *Sweetman* case all policies have been reviewed to ensure compliance with the ruling. The finding can be found in appendix 3.
- 7.4 The findings of the screening matrix can be found in the Screening Matrix in the appendix. Colour coding was used to record the likely impacts of the policies on the European site and its qualifying habitats and species as shown in the table 1 below.

Red	There are likely to be significant effects
Green	Significant effects are unlikely

- 7.5 Following the recent *Sweetman* judgement, it is not permissible to take account of measure intended to avoid or reduce the harmful effects of the plan on the River Wye SAC at this final screening stage. Any likely significant effects would require an Appropriate Assessment to be required.

8 Conclusions from the Screening Matrix

- 8.1 None of the final Pembridge Neighbourhood Plan (April 2018) policies were concluded to be likely to have a significant effect on the River Wye SAC.
- 8.2 Core Strategy policy SD3 and SD4 to ensure that development can only occur if these criteria are met.
- 8.3 The Pembridge NDP is a mainly criteria based plan which allocates 7 sites for development. Many of the policies themselves would not result in development and in a number of cases the policies also included criteria to support the natural environment. Any future applications relating to site allocation must support policy SD04.
- 8.4 The 7 allocated sites are not directly on the river banks or adjacent to a watercourse that feeds into the River and at the scale of growth that is required by the

Herefordshire Core Strategy, these would not have an appreciable effect on the River Wye SAC, i.e. that they were not likely to be significant.

- 8.4 Dwr Cymru Welsh Water (DCWW) has stated for the Core Strategy that growth can potentially be accepted within current flow limit. With growth STW flow could be within 10% of permit limit. A consent load calculation of STW sanitary quality limits, based on permitted flow + growth (no allowance for headroom) indicates resultant limits would be achievable. Continuing work is required with DCWW to ensure that sufficient headroom can be provided through improvements and a potential feasibility study may be required to assess any further upgrade requirements. Policy SD4 of the Core Strategy indicate that development would not permitted if wastewater treatment and water quality cannot be assured.
- 8.5 In addition, the Nutrient Management Plan for the River Wye SAC should ensure that development within Herefordshire which can be accommodated within existing water discharge permits would not be likely to have a significant effect upon the River Wye SAC.
- 8.6 No mitigation measures have been included within the screening of the policies of the NDP. Policies of the Core Strategy and the NDP will form part of the development plans. A key requirement of the Core Strategy is to meet the Water Framework Directive.
- 8.6 This review and rescreening in addition to the revisions to the policies from the examination, have been found to be unlikely to result in significant effects on the River Wye SAC. ***It is therefore concluded that the Pembridge Plan will not have a likely significant effect on the River Wye SAC.***

9 Identification of other plans and projects which may have 'in-combination' effects

- 1.1 There are a number of potentially relevant plans and projects which may result in in-combination effects with the Core Strategy across Herefordshire, these plans have been reviewed and can be found in Appendix 2 of the publication of the Herefordshire Local Plan Core Strategy Habitats Regulations Assessment (Oct 2015).
- 1.2 It is seen that as this NDP does not go over and beyond the requirements set out in the Core Strategy.
- 1.3 Adjacent neighbourhood plans include Eardisland, Shobdon, Titley and District Group, Lyonshall, Almeley, Weobley and Dilwyn. Eardisland Plan was made in 2016, and Shobdon, Titley and Distirct, Weobley and Dilwyn have reached or are reaching Reg 14 and Almeley is currently at Reg 16. These plans have not gone over and beyond the requirements set out within the Core Strategy for their area.
- 9.4 The HRA for the Core Strategy also identifies that both the Water Cycle Study for Herefordshire, which indicates the potential for planned water abstraction requirements combined with pressures on European Sites from the Core Strategy policies, and the work on the Nutrient Management Plan, to ensure the favourable conservation status of the SAC in respect of phosphate levels as soon as possible and at the latest by 2027, have both been considered as part of the in-combination assessment.
- 9.5 It is unlikely that the Pembridge Plan will have any in-combination effects with any plans from neighbouring parish councils as the level of growth proposed is the same as that proposed for the Golden Housing Market Area in the Herefordshire Core Strategy.

10.0 Conclusion

- 10.1 With reference to sections 6 to 9 above, the modifications to the NDP are not considered to affect the findings of the previous HRA report. Equally the review in light of the *Sweetman* case are also not considered to affect the previous findings.
- 10.2 Therefore the earlier conclusions that the **Pembridge NDP will not have a likely significant effect on the River Wye SAC** remains valid.
- 11.0 Next steps**
- 11.1 This final Report will be published alongside the final Wyeside NDP and the earlier HRA Report and its addendum. This will be subject to a consultation with the statutory bodies prior to the Regulation 16 of the Pembridge NDP.

Appendix 1

Initial Habitat Regulations Assessment and Strategic Environmental Assessment Screening Notification

The Neighbourhood Planning (General) Regulation 2012 (Reg. 32) Conservation of Habitats and Species Regulations 2010 (d)

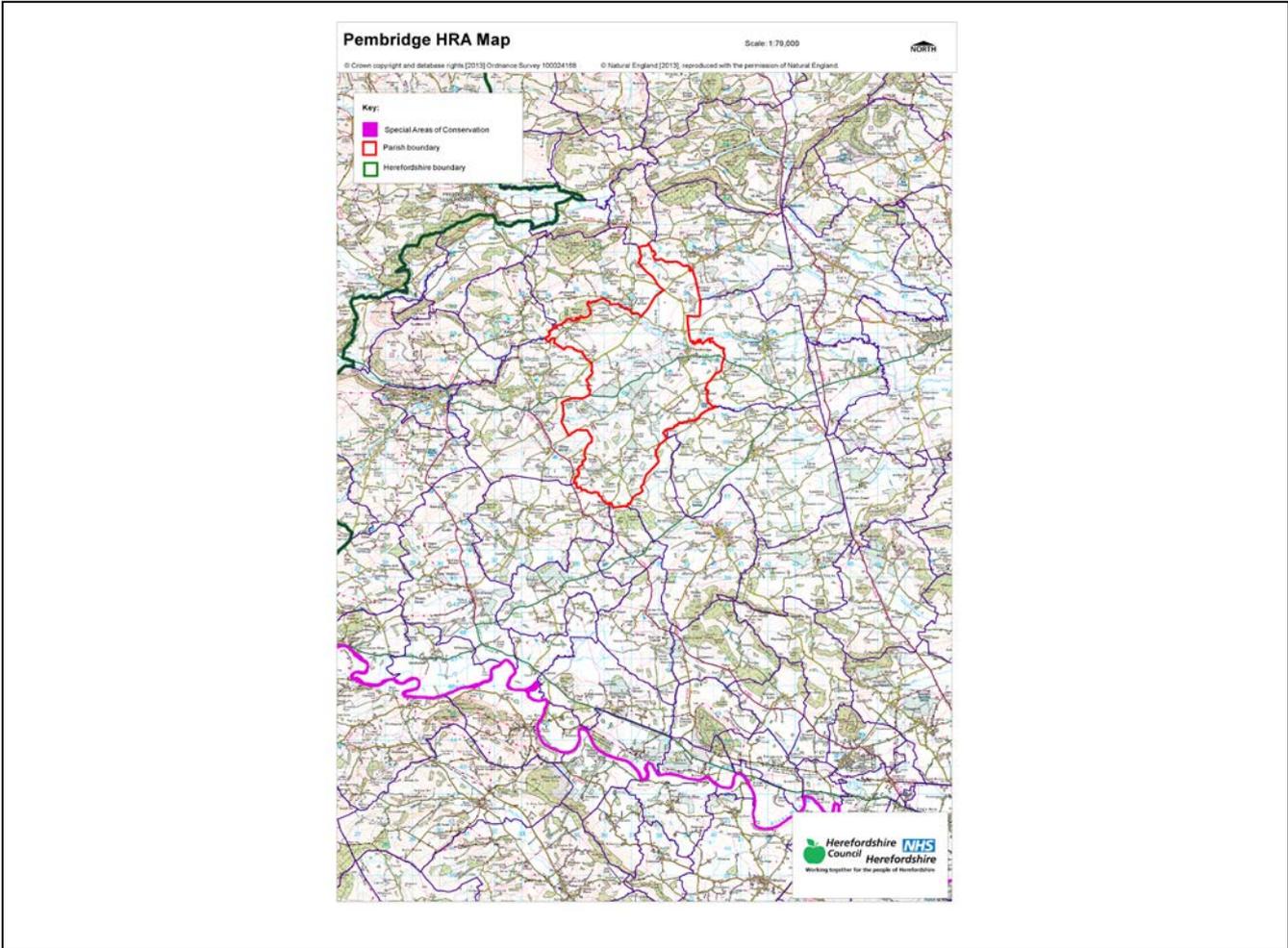
Neighbourhood Area:	Pembridge Neighbourhood Area
Parish Council:	Pembridge Parish Council
Neighbourhood Area Designation Date:	31/08/2012

Introduction

This Initial Habitat Regulations Assessment (HRA) and Strategic Environmental Assessment (SEA) Screening has been undertaken to assess whether any European Sites exist within or in proximity to the Neighbourhood Area which could be affected by any future proposals or policies.

Through continual engagement the outcomes of any required assessments will help to ensure that proposed developments will not lead to Likely Significant Effects upon a European Site or cause adverse impacts upon other environmental assets, such as the built historic or local natural environment.

**HRA Initial Screening: Map showing relationship of Neighbourhood Area with European Sites
(not to scale)**



Initial HRA Screening

River Wye (including the River Lugg) SAC:

Does the Neighbourhood Area have the River Wye (including the River Lugg) in or next to its boundary?	N	The River Wye is 7.1km away from the Parish.
Is the Neighbourhood Area in the hydrological catchment of the River Wye (including the River Lugg) SAC?	Y	The Parish is within the River Arrow catchment area.
If yes above, does the Neighbourhood Area have mains drainage to deal with foul sewage?	Y	There is mains drainage at Pembridge

Downton Gorge SAC:

Is the Neighbourhood Area within 10km of Downton Gorge SAC?	N	Downton Gorge is 11.78km away from the Parish
---	---	---

River Clun SAC:

Does the Neighbourhood Area include: Border Group Parish Council or Leintwardine Group Parish Council?	N	River Clun does not border the Parish
--	---	---------------------------------------

Usk Bat Sites SAC:

Is the Neighbourhood Area within 10km of the SAC boundary?	N	Usk Bat Sites are 40.05km away from the Parish
--	---	--

Wye Valley & Forest of Dean Bat Sites SAC:

Is the Neighbourhood Area within 10km of any of the individual sites that make up the Wye Valley & Forest of Dean Bat Sites?	N	The Parish is 43.21km away from Wye Valley and Forest of dean Bat Sites
--	---	---

Wye Valley Woodlands SAC:

Is the Neighbourhood Area within 10km of any of the individual sites that make up the Wye Valley Woodlands Site?	N	The Parish is 41.25km away from the Wye Valley Woodlands
--	---	--

HRA Conclusion:

The assessment above highlights that the following European Sites will need to be taken into account in the future Neighbourhood Development Plan for the Pembridge Neighbourhood Area and a Full HRA Screening will be required.

European Site

(List only those which are relevant from above)

River Wye (including the River Lugg) SAC

Strategic Environmental Assessment Initial Screening for nature conservation landscape and heritage features

The following environmental features are within or in general proximity to the Pembridge Neighbourhood Area and would need to be taken into account within a Strategic Environmental Assessment. In addition, the NDP will also need to consider the other SEA topics set out in Guidance Note 9a to ensure that the plan does not cause adverse impacts.

SEA features	Total	Explanation	SEA required
Air Quality Management Areas	0	There are no AQMA's within the Parish	N
Ancient Woodland	8	Ravensmere Wood; Vallets Coppice; Butts Wood; Rise Coppice; Crump Oak Wood; 2 unlabelled at Nutfield and 1 south of Moorcot; Sherrington Wood (border)	Y
Areas of Archaeological Interest	0	There are no AAI's within the Parish	N
Areas of Outstanding Natural Beauty	0	There are no AONB's within the Parish	N
Conservation Areas	1	Pembridge village is a Conservation Area	Y
European Sites	0	There are no SAC's within the Parish	N
Flood Areas		Flood Zones 2 and 3 predominately in the north of the Parish. There is also a Flood Zone south of Bearwood flowing west and ending south of Lower Green. The curl brook to the west of the Parish also has a Flood Zone	Y
Listed Buildings	Numerous	There are numerous Listed Buildings within the Parish	Y
Local Sites (SWS/SINCS/RIGS)	12 (SWS)	Mowley & Grove Woods; Disused railway – Kington to Leominster; Land at Moorcourt Farm; Field near Lower Broxwood; Sherrington Wood (border); Land at Bearwood; Field near Bearwood; Tippets Brook; River Arrow; Land adjacent to Moseley Common x2; Moseley Common	
Long distance footpaths/trails	0	There are no long distance footpaths/trails within the Parish	N
Mineral Reserves	0	There are no Minerals Sites within the Parish	N
National Nature Reserve	0	There are no NNR's within the Parish	N
Registered & unregistered parks and gardens	1 Registered 2 Unregistered	Registered: Broxwood Court Unregistered: Court of Noke; Moor Court- Pembridge	Y
Scheduled Ancient Monuments	4	North Herefordshire Rowe Ditch; Bowl Barrow 490m south east of Milton Cross; Moated Site at Court House Farm; Dovecote at Luntley Court	Y
Sites of Special Scientific Interest	1	Moseley Common (Unfavourable Recovering)	Y

Decision Notification:

The initial screening highlights that the Neighbourhood Development Plan for the Pembridge Neighbourhood Area:

- a) Will require further environmental assessment for Habitat Regulations Assessment and Strategic Environmental Assessment.

Assessment date: 20/05/2013

Assessed by: James Latham

Appendix 1: European Sites

The table below provides the name of each European Site, which has been screened in for the purposes of neighbourhood planning in Herefordshire; includes their site features of integrity; and vulnerability data. This is based on the sites individual features of integrity and their vulnerabilities, which could include distance criteria. This has been used in identifying which parishes are likely to require a full HRA Screening of their future Neighbourhood Development Plan, to establish if their plan might have Likely Significant Effects on a European Site.

Downton Gorge
Site Features: <i>Tilio-Acerion</i> forests of slopes, screes and ravines
Vulnerability data: 10km for air quality associated with poultry units or other intensive agricultural practices.

River Clun
Site Features: Freshwater pearl mussel <i>Margaritifera margaritifera</i>
Vulnerability data: Water quality is important to maintain the site feature. Parishes either side of the River Clun will be affected.

River Wye
Site Features: Water courses of plain to montane levels with the <i>Ranunculion fluitantis</i> and <i>Callitricho-Batrachion</i> vegetation. Transition mires and quaking bogs. White-clawed (or Atlantic Stream) crayfish <i>Austropotamobius pallipes</i> . Sea lamprey <i>Petromyzon marinus</i> . Brook lamprey <i>Lampetra planeri</i> . River lamprey <i>Lampetra fluviatilis</i> . Twaite shad <i>Alosa fallax</i> . Atlantic salmon <i>Salmo salar</i> . Bullhead <i>Cottus gobio</i> . Otter <i>Lutra lutra</i> . Allis shad <i>Alosa alosa</i>
Vulnerability data: Proximity: Developments should not be within 100m of the designated bank. Some developments beyond 100m may also have impacts based on proximity and these issues should be addressed where possible when developing NDP policy and choosing site allocations. Water Quality: Within the whole catchment of the River Wye, which includes the River Lugg, mains drainage issues with regards to water quality are being resolved through the Core Strategy / Local Plan and development of a Nutrient Management Plan. Welsh Water should be consulted to ensure that the proposed growth will be within the limit of their consents. Otters: "An otter will occupy a 'home range', which on fresh waters usually includes a stretch of river as well as associated tributary streams, ditches, ponds, lakes and woodland. The size of a home range depends largely on the availability of food and shelter, and the presence of neighbouring otters. On rivers, a male's home range may be up to 40km or more of watercourse and associated areas; females have smaller ranges (roughly half the size) and favour quieter locations for breeding, such as tributary streams. Otters without an established home range are known as 'transients'. They are mostly juveniles looking for a territory of their own, or adults that have been pushed out of their territories. Transient otters may use an area for a short while, but they will move on if conditions are not suitable or if they are driven away by resident otters. Transients will have been important in extending the range of otters, but they are very difficult to identify from field signs. Within a home range an otter may use many resting sites. These include above-ground shelters, such as stands of scrub or areas of rank grass, and underground 'holts' – for example, cavities under tree roots and dry drainage pipes."

Usk Bat Site

Site Features: Annex I habitats present as a qualifying feature, but not a primary reason for site selection: European dry heaths, Degraded raised bogs still capable of natural regeneration, Blanket bogs, Calcareous rocky slopes with chasmophytic vegetation, Caves not open to the public, *Tilio-Acerion* forests of slopes, screes and ravines. Annex II species of primary reason for site selection: Lesser horseshoe bat *Rhinolophus hipposideros*, UK population 5%, although it is suggested this is an underestimate.

Vulnerability data: Lesser Horseshoe bats are known to migrate between 5km and 10km between their summer and winter roosts. The Lesser Horseshoe Bat is vulnerable to disturbance; light pollution; and habitat loss. Check with the planning ecologist for other issues.

Wye Valley and Forest of Dean Bat Sites

Site Features: Annex II species that are a primary reason for site selection: Lesser horseshoe bat *Rhinolophus hipposideros*. Greater horseshoe bat *Rhinolophus ferrumequinum*

Vulnerability data: Lesser Horseshoe bats are known to migrate between 5km and 10km between their summer and winter roosts. The Lesser Horseshoe Bat is vulnerable to disturbance; light pollution; and habitat loss. Check with the planning ecologist for other issues.

Greater Horseshoe bats are known to migrate between 20-30km between their summer and winter roosts.

NDPs closest to the European Site will need to consider:

Woodland habitat buffer.

Lesser Horseshoe Bat: Old buildings; woodland locations; sheltered valleys, extensive deciduous woods or dense scrub, close to roost sites. In areas of fragmented habitats, linear habitats such as hedgerows are important corridors. Vulnerable to loss or disturbance of both summer and winter roosts and removal of linear habitat.

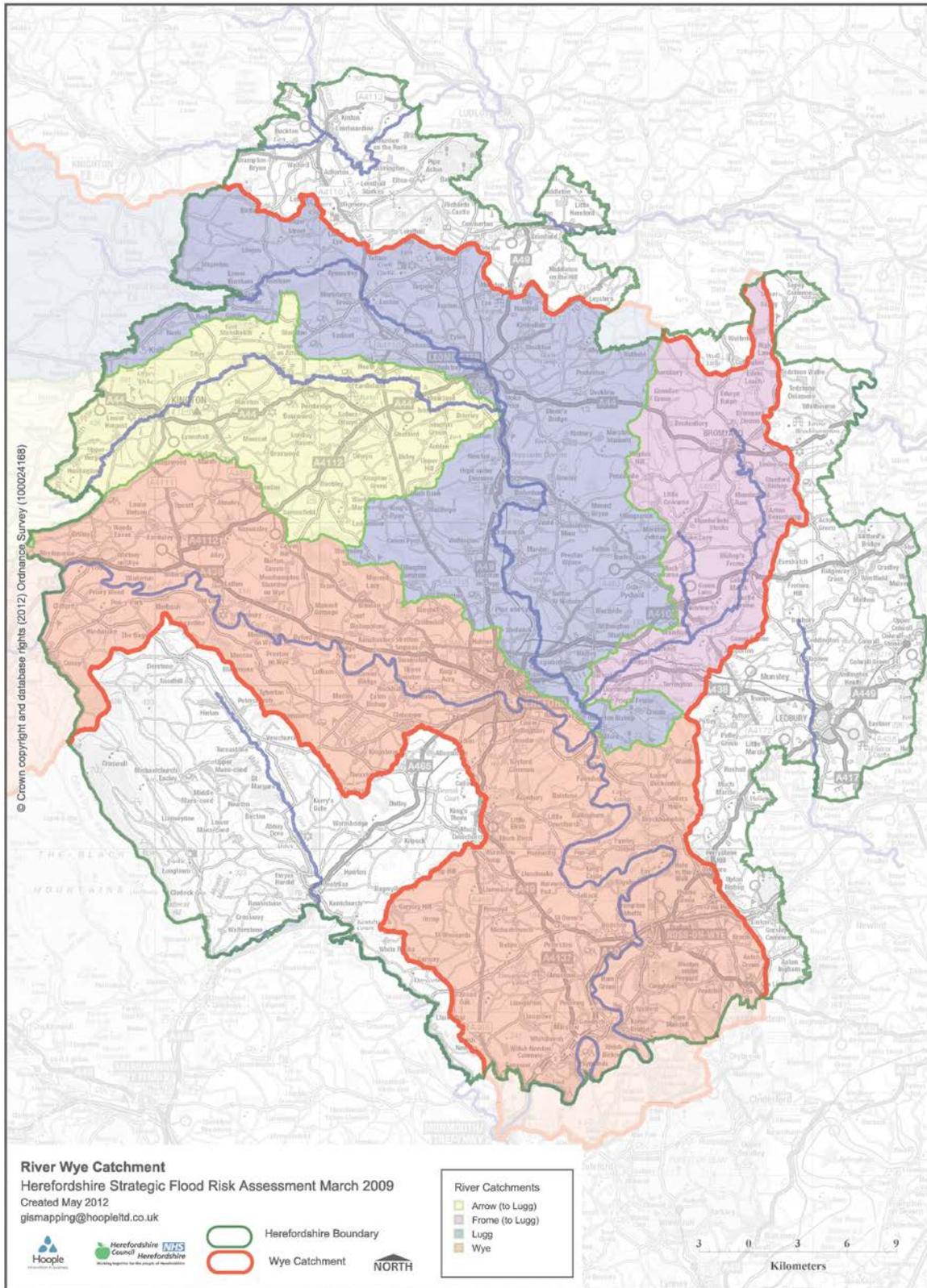
Greater Horseshoe Bat: Large buildings, pasture, edge of mixed deciduous woodland and hedgerows. Mixed land-use especially south-facing slopes, favours beetles, moths and insects they feed on. During the winter they depend on caves, abandoned mines and other underground sites for undisturbed hibernation. A system/series of sites required. Vulnerable to loss of insect food supply, due to insecticide use, changing farming practices and loss of broad-leaved tree-cover and loss / disturbance of underground roosts sites.

Wye Valley Woodlands

Site Features: Annex I habitats that are a primary reason for site selection: Beech forests *Asperulo-Fagetum*, *Tilio-Acerion* forests of slopes, screes and ravines, *Taxus baccata* woods of the British Isles. Annex II species present as a qualifying feature, but not a primary reason for site selection: Lesser horseshoe bat *Rhinolophus hipposideros*, 51-100 residents

Vulnerability data: Lesser Horseshoe bats are known to migrate between 5km and 10km between their summer and winter roosts. The Lesser Horseshoe Bat is vulnerable to disturbance; light pollution; and habitat loss. Check with the planning ecologist for other issues. NDPs closest to the European Site will need to consider: Woodland habitat buffer. Lesser Horseshoe Bat: Old buildings; woodland locations; sheltered valleys, extensive deciduous woods or dense scrub, close to roost sites. In areas of fragmented habitats, linear habitats such as hedgerows are important corridors. Vulnerable to loss or disturbance of both summer and winter roosts and removal of linear habitat.

Appendix 2: Wye Catchment Map



Appendix 2

Pembridge NDP Options Considered

- Option 1- Seeing one or two large housing sites that might accommodate the Core Strategy target for the parish
- Option 2 – Identifying a number of small housing sites that would be in keeping with the scale of development within Pembridge
- Option 3 – identifying a limited number of sites which form logical extensions to the current settlement boundary to provide for some of the required housing target but setting criteria as the basis for the deficit in the light of currently limited acceptable options
- Option 4 – not to prepare a Neighbourhood Plan but rely upon Herefordshire Core Strategy, developer pressures and any subsequent Rural Areas Local Plan that Herefordshire Council may produce.

Appendix 3

HRA Screening of final Neighbourhood Development Plan Policies**Parish: Pembridge****Date undertaken: July 2018**

NDP objectives and policies	HRA Screening of final NDP objectives and policies				
	Likely activities (operations) to result as a consequence of the objective/option/policy	Likely effect if option implemented. Could they have Likely Significant Effects (LSE) on European Sites?	European Sites potentially affected	Would it be possible that it would result in any LSE?	Requirement for an Appropriate Assessment
Objective 1	Objective looking to provide a variety of types of housing through development in line with Core Strategy targets. Increase in vehicle traffic. Increased demand for water abstraction and sewage treatment.	Small scale development proposed (plots of 10 or less) Unlikely that there will be any significant effects on the European Site. All developments are required to meet the criteria of Policy SD4 which seeks to ensure water quality of the SAC is not detrimentally effected.	River Wye (including River Lugg) SAC	No	No, implementation of Core Strategy policy SD4, LD2, SD1 and planning permission will ensure water quality issues are addressed.
Objective 2	Protection of the visual effect of all development proposals enhance the unique character of the parish and protect our landscape and historic	Unlikely that there will be any significant effects on the European Site.	River Wye (including River Lugg) SAC	No	No: Scale and extent of development is in line with the Local Plan (Core Strategy) and this policy will not lead to development

This document is copyright of Herefordshire Council, please contact the Neighbourhood Planning team if you wish to reuse it in whole or part.

	environment.				itself.
Objective 3	Encouragement of exemplary design and high standards in all elements of a development proposal – to reflect and enhance our historic environment and unique local distinctiveness.	Unlikely that there will be any significant effects on the European Site.	River Wye (including River Lugg) SAC	No	No: Scale and extent of development is in line with the Local Plan (Core Strategy) and this policy will not lead to development itself.
Objective 4	Objective aiming to ensure that all development is based upon sound environmental sustainability principles (ecological, social and economic)	Unlikely that there will be any significant effects on the European Site.	River Wye (including River Lugg) SAC	No	No: Scale and extent of development is in line with the Local Plan (Core Strategy) and this policy will not lead to development itself.
Objective 5	To encourage and sustain the parish's currently thriving self-employed sector and to encourage small-scale staffed business development as and where appropriate. Potential additional traffic movements Additional water use	Unlikely that there will be any significant effects on the European Site. All developments are required to meet the criteria of Policy SD4.	River Wye (including River Lugg) SAC	No	No, policy criteria exist within the NDP and Core Strategy (SD4) required to be met for the development to receive planning permission.

Objective 6	<p>To ensure a suitable environment for Pembridge's larger businesses to flourish.</p> <p>Increase in vehicle traffic.</p> <p>Increased demand for water abstraction and sewage treatment.</p>	<p>Unlikely that there will be any significant effects on the European Site. All developments are required to meet the criteria of Policy SD4.</p>	River Wye (including River Lugg) SAC	No	<p>No, policy criteria exist within the NDP and Core Strategy (SD4) required to be met for the development to receive planning permission.</p>
Objective 7	<p>To maintain and encourage new and existing community facilities and amenities for the benefit and enjoyment of all parishioners.</p> <p>Increase in vehicle traffic.</p> <p>Increased demand for water abstraction and sewage treatment.</p>	<p>Local community and recreation facilities will be protected as community assets. No Likely significant impacts expected.</p>	River Wye (including River Lugg) SAC	No	<p>No: this objective is seeking to safeguard and or improve existing facilities.</p>
Objective 8	<p>To ensure the physical facilities, amenities and services are adequate and are developed and expanded to meet the needs and future growth of the parish. Protect, enhance and provide</p>	<p>Unlikely that there will be any significant effects on the European Site. All developments are required to meet the criteria of Policy SD4.</p>	River Wye (including River Lugg) SAC	No	<p>No, criteria exist within the NDP and Core Strategy (SD4) required to be met for the development to receive planning permission.</p>

This document is copyright of Herefordshire Council, please contact the Neighbourhood Planning team if you wish to reuse it in whole or part.

	<p>appropriate facilities for existing potential activities (including through the use of the Community Infrastructure Levy).</p> <p>Increase in vehicle traffic.</p> <p>Increased demand for water abstraction and sewage treatment.</p>	Note CIL currently on hold.			
Objective 9	To ensure the public services (in particular roads, water, sewage system, the bus service and broadband) are adequate and are development in advance of future needs.	<p>This is likely to have a positive effect on the baseline.</p> <p>Unlikely that there will be any significant effects on the European Site. All developments are required to meet the criteria of Policy SD4.</p>	River Wye (including River Lugg) SAC	No.	No: this objective will not lead directly to development, instead it relates to criteria based objective. This policy safeguards
Objective 10	To give a high priority to the retention and support of businesses that provide important community services such as public houses, shops and catering establishments.	<p>This is likely to have a positive effect on the baseline.</p> <p>Unlikely that there will be any significant effects on the European Site. All developments are required to meet the criteria of Policy SD4.</p>	River Wye (including River Lugg) SAC	No.	No: this objective will not lead to development, instead it relates to criteria based objective. This policy safeguards

Objective 11	To improve communication and connectivity to parishioners to promote greater community involvement.	Unlikely that there will be any significant effects on the European Site.	River Wye (including River Lugg) SAC	No	No: this objective is seeking to safeguard and or improve existing facilities.
Objective 12	To protect public and local green spaces within the parish.	Local community and recreation facilities will be protected as community assets. No Likely significant impacts expected.	River Wye (including River Lugg) SAC	No	No: this objective is seeking to safeguard and or improve existing facilities.
Objective 13	To seek improved access to services and facilities, particularly health and social care provision.	Unlikely that there will be any significant effects on the European Site.	River Wye (including River Lugg) SAC	No	No: this objective is seeking to safeguard and or improve existing facilities.
Objective 14	To maintain and reinforce Pembridge Parish's natural environment and landscape character. To achieve this new development shall have regard to conserving and enhancing the natural beauty and amenity of the Arrow Valley and respecting the setting, character, appearance and cultural heritage of	Unlikely that there will be any significant effects on the European Site.	River Wye (including River Lugg) SAC	No	No: this objective itself will not lead to development, instead it relates to criteria based objective. This policy safeguards natural and built landscape of Pembridge.

	the Parish in general.				
Objective 15	To address community concerns about the speed and level of traffic through the village.	Unlikely that there will be any significant effects on the European Site. Policy seeks to support traffic issues in the parish.	River Wye (including River Lugg) SAC	No	No: this objective itself will not lead to development, instead it relates to criteria based objective.
Objective 16	To ensure that traffic generated by development can be accommodated successfully. Potential additional traffic movements	Unlikely that there will be any significant effects on the European Site.	River Wye (including River Lugg) SAC	No	No: this objective itself will not lead to development, instead it relates to criteria based objective regarding the accommodation of increased traffic movements.
Objective 17	To promote measures to make the roads safer for motorists, pedestrians and cyclists.	Unlikely that there will be any significant effects on the European Site.	River Wye (including River Lugg) SAC	No	No: this objective itself will not lead to development, instead it relates to criteria based objective regarding the safety of road users in the parish.
OPTIONS					
Option 1	Option seeking one or two large housing sites that might accommodate the Core Strategy target for the parish	Allocation of one or two larger sites for housing would give certainty to future development, however may have further environmental impacts	River Wye (including River Lugg) SAC	No	No, policy criteria exist within the NDP and Core Strategy (SD4) required to be met for the development to receive planning

This document is copyright of Herefordshire Council, please contact the Neighbourhood Planning team if you wish to reuse it in whole or part.

	<p>Increase in vehicle traffic.</p> <p>Increased demand for water abstraction and sewage treatment.</p>	<p>than smaller sites. However it unlikely that there will be any significant effects on the European Site. All developments are required to meet the criteria of Policy SD4.</p>			<p>permission.</p>
Option 2	<p>Identifying a number of small housing sites that would be in keeping with the scale of development within Pembridge</p>	<p>Allocation of sites for housing would give certainty to future development. It unlikely that there will be any significant effects on the European Site. All developments are required to meet the criteria of Policy SD4.</p>	<p>River Wye (including River Lugg) SAC</p>	<p>No</p>	<p>No, policy criteria exist within the NDP and Core Strategy (SD4) required to be meet for the development to receive planning permission.</p>
Option 3	<p>Identifying a limited number of sites which form logical extensions to the current settlement boundary to provide for some of the required housing target but setting criteria as the basis for the deficit in the light of currently limited acceptable options Allocation of sites for</p>	<p>Pursuing this option would give greater certainty over future development within the area particularly within the River Wye catchment. However the majority of the village where proportional growth and the settlement boundary are likely to be located are away from directly</p>	<p>River Wye (including River Lugg) SAC</p>	<p>No</p>	<p>No, policy criteria exist within the NDP and Core Strategy (SD4) required to be meet for the development to receive planning permission.</p>

	<p>housing which form logical extensions to the current settlement boundary or other uses would give certainty to future development. Specific environmental issues could be investigated during the site search and be positively addressed within the policy wording. The settlement boundary will give additional certainty and help define those areas considered as the built form and open countryside</p>	<p>impacting the SAC. It is unlikely that there will be any significant effects on the European Site. All developments are required to meet the criteria of Policy SD4.</p>			
Option 4	<p>Not to prepare a Neighbourhood Plan but rely upon Herefordshire Core Strategy, developer pressures and any subsequent Rural Areas Local Plan that Herefordshire Council may produce. Not producing a neighbourhood plan would result in any future growth decisions within the parish being made based on the strategic</p>	<p>It is unlikely that there will be any significant effects on the European Site. All developments are required to meet the criteria of Policy SD4.</p>	<p>River Wye (including River Lugg) SAC.</p>	<p>No</p>	<p>No, policy criteria exist within the NDP and Core Strategy (SD4) required to be met for the development to receive planning permission</p>

This document is copyright of Herefordshire Council, please contact the Neighbourhood Planning team if you wish to reuse it in whole or part.

	<p>policies within the Core Strategy.</p> <p>Proportional housing and employment growth would be in accordance with the Core Strategy.</p> <p>Increase in vehicle traffic.</p> <p>Increased demand for water abstraction and sewage treatment.</p>				
POLICIES					
Policy PEM1	Providing sustainable measures of development incorporated in new development.	Unlikely that there will be any significant effects on the European Site. Policy seeks to support sustainable measures for schemes.	River Wye (including River Lugg) SAC	No	No: this policy itself will not lead to development, instead it relates to criteria based objective.
Policy PEM2	Development of residential and business infrastructure	Unlikely that there will be any significant effects on the European Site. All developments are required to meet the criteria of Policy SD4.	River Wye (including River Lugg) SAC	No	No, policy criteria exist within the NDP and Core Strategy (SD4) required to be met for the development to receive planning permission.
Policy PEM3	Development of housing in Pembridge.	Small scale development proposed. Unlikely that	River Wye (including River Lugg) SAC	No	No, implementation of Core Strategy policy SD4, LD2, SD1 and to

This document is copyright of Herefordshire Council, please contact the Neighbourhood Planning team if you wish to reuse it in whole or part.

	<p>Increase in vehicle traffic.</p> <p>Increased demand for water abstraction and sewage treatment.</p>	<p>there will be any significant effects on the European Site. All developments are required to meet the criteria of Policy SD4 which seeks to ensure water quality of the SAC is not detrimentally effected.</p>			<p>grant planning permission will ensure water quality issues are addressed.</p>
Policy PEM4	<p>Sites to be identified for development</p>	<p>Small scale development proposed. Unlikely that there will be any significant effects on the European Site. All developments are required to meet the criteria of Policy SD4 which seeks to ensure water quality of the SAC is not detrimentally effected.</p>	<p>River Wye (including River Lugg) SAC</p>	<p>No</p>	<p>No, implementation of Core Strategy policy SD4, LD2, SD1 and to grant planning permission will ensure water quality issues are addressed.</p>
Policy PEM 5	<p>Meeting Housing Needs</p>	<p>Unlikely that there will be any significant effects on the European Site.</p>	<p>River Wye (including River Lugg) SAC</p>	<p>No</p>	<p>No: Scale and extent of development is in line with the Local Plan (Core Strategy) and this policy will not lead to development itself but address the housing needs issue in</p>

					the parish.
Policy PEM6	Design Criteria for Residential Development	Unlikely that there will be any significant effects on the European Site.	River Wye (including River Lugg) SAC	No	No: this policy itself will not lead to development, instead it relates to criteria based objective. This policy safeguards natural and built landscape.
Policy PEM7	Providing for Local Housing Need	Unlikely that there will be any significant effects on the European Site.	River Wye (including River Lugg) SAC	No	No: Scale and extent of development is in line with the Local Plan (Core Strategy) and this policy will not lead to development itself.
Policy PEM8	Reusing existing buildings and land that has been previously developed as opposed to greenfield sites for employment. Potential additional traffic movements. Additional water use.	Unlikely that there will be any significant effects on the European Site. Criteria regarding priority habitats and species is contained within the policy which need to be met.	River Wye (including River Lugg) SAC	No	No: Scale and extent of such development is unlikely to be significant. This policy deals with rural and employment land development and accords with Core Strategy Policy RA5 Re-use of rural buildings and policy E2 redevelopment of existing employment land and buildings.
Policy PEM9	Working from Home. Additional water use.	Unlikely that there will be any significant effects on	River Wye (including River Lugg) SAC	No	No: this policy itself will not lead to development, instead

This document is copyright of Herefordshire Council, please contact the Neighbourhood Planning team if you wish to reuse it in whole or part.

		the European Site. Criteria regarding priority habitats and species is contained within the policy which need to be met.			it relates to criteria based objective.
Policy PEM10	Increase tourism, employment and diversification. Increase in vehicle movements and water usage.	The policy contains criteria specifically regarding tourism and employment and does not propose development with 100m of the boundary of the River Wye SAC.	River Wye (including River Lugg) SAC	No	No, policy criteria exist within the NDP and Core Strategy (SD4) required to be meet for the development to receive planning permission.
Policy PEM 11	Intensive Livestock Units location and environmental impacts	The policy contains criteria specifically regarding tourism and employment and does not propose development with 100m of the boundary of the River Wye SAC.	River Wye (including River Lugg) SAC	No	No, implementation of Core Strategy policy SD4, LD2, SD1 and to grant planning permission will ensure water quality issues are addressed.
Policy PEM12	Supporting Infrastructure	Unlikely that there will be any significant effects on the European Site. All developments are required to meet the criteria of Policy SD4.	River Wye (including River Lugg) SAC	No	No, policy criteria exist within the NDP and Core Strategy (SD4) required to be meet for the development to receive planning permission.

Policy PEM13	Development on Shobdon Airfield	Development would be proposed, but it is unlikely that there will be any significant effects on the European Site. All developments are required to meet the criteria of Policy SD4 which seeks to ensure water quality of the SAC is not detrimentally effected.	River Wye (including River Lugg) SAC	No	No, implementation of Core Strategy policy SD4, LD2, SD1 and to grant planning permission will ensure water quality issues are addressed.
Policy PEM14	Renewable and Low Carbon Energy Generation	Unlikely that there will be any significant effects on the European Site. Policy seeks to support appropriately sites schemes renewable and low carbon energy.	River Wye (including River Lugg) SAC	No	No: this policy itself will not lead to development, instead it relates to criteria based objective. This policy safeguards energy production in the parish.
Policy PEM15	Protection and Enhancement of Community Facilities and Services	Local community facilities will be protected as community assets. No Likely significant impacts expected.	River Wye (including River Lugg) SAC	No	No: this policy is seeking to safeguard and or improve existing facilities.
Policy PEM16	Safeguarding Local Green Space. Increase in recreational activities.	Unlikely that there will be any significant effects on the European Site. The policy wording requirements for development to meet	River Wye (including River Lugg) SAC	No	No: this policy itself refers to the River Wye SAC and other priority species and habitats.

This document is copyright of Herefordshire Council, please contact the Neighbourhood Planning team if you wish to reuse it in whole or part.

		regarding the River Wye SAC and priority species and habitats.			
Policy PEM17	Contributions to Community Services, Youth Provision and Recreation Facilities	Local community facilities will be protected as community assets. No Likely significant impacts expected.	River Wye (including River Lugg) SAC	No	No: this policy is seeking to safeguard and or improve existing facilities.
Policy PEM18	Retaining the Natural Environment and Landscape	Unlikely that there will be any significant effects on the European Site. The policy wording requirements for development to meet regarding the River Wye SAC and priority species and habitats.	River Wye (including River Lugg) SAC	No	No: this policy itself refers to the River Wye SAC and other priority species and habitats. Additional policy
Policy PEM19	Protecting Heritage Assets	Unlikely that there will be any significant effects on the European Site.	River Wye (including River Lugg) SAC	No	No: this policy itself will not lead to development, instead it relates to criteria based objective. This policy safeguards heritage assets in Pembridge.
Policy PEM20	Development within Pembridge Conservation Area	Unlikely that there will be any significant effects on the European Site.	River Wye (including River Lugg) SAC	No	No: this policy itself will not lead to development, instead it relates to criteria based objective. This policy guides

This document is copyright of Herefordshire Council, please contact the Neighbourhood Planning team if you wish to reuse it in whole or part.

					development in the conservation area in Pembridge.
Policy PEM21	Protection from Flood Risk	The policy contains criteria to specifically relating to flood risk. Sequential and exception tests set out in the NPPF will not permit development identified as flood zones 2 and 3. This should help to safeguard the River Wye SAC and the flood zones.	River Wye (including River Lugg) SAC	No	No: This policy is specific intended to highlight criteria for developments to meet and compliment policy SD4.
Policy PEM22	Sewage Infrastructure	This is likely to have a positive effect on the baseline.	River Wye (including River Lugg) SAC	No.	No: this policy itself will not lead to development, instead it relates to criteria based objective. This policy safeguards
Policy PEM23	Sustainable Design	Unlikely that there will be any significant effects on the European Site.	River Wye (including River Lugg) SAC	No	No: this policy itself will not lead to development, instead it relates to criteria based objective. This policy guides development in the conservation area in Pembridge.
Policy PEM24	Review of Traffic Measures within the	Unlikely that there will be any significant effects on	River Wye (including	No	No: this objective itself will not lead to

This document is copyright of Herefordshire Council, please contact the Neighbourhood Planning team if you wish to reuse it in whole or part.

	Parish	the European Site.	River Lugg) SAC		development, instead it relates to criteria based objective regarding the accommodation of increased traffic movements.
Policy PEM25	Highway Design Requirements	Unlikely that there will be any significant effects on the European Site.	River Wye (including River Lugg) SAC	No	No: this objective itself will not lead to development, instead it relates to criteria based objective regarding the accommodation of increased traffic movements.
Policy PEM26	Protection and Development of Public Rights of Way	Unlikely that there will be any significant effects on the European Site.	River Wye (including River Lugg) SAC	No	No: this objective itself will not lead to development, instead it relates to criteria based objective.