

Site Selection – Sustainability Appraisal / Strategic Environmental Assessment

Spatial Area:	EKV	Settlement:	Mortimer	Parish:	Stratfield Mortimer
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Site ID:	MOR006	Site Address:	Land to the south of St John's Church of England Schools, Victoria Road, Mortimer	Development Potential:	477 dwellings (5.89ha at 30dph) 110 dwellings
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Key: Effects of option on SA objectives

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Significantly Positive	Positive	Uncertain	Neutral	Negative	Significantly Negative

SA Objective	Criteria	Effects of option on SA objectives	Justification for assessment:	Mitigation / enhancement	Comment <small>inc. reference to Social, Economic and Environmental Sustainability</small>
2. To improve health and well being and reduce inequalities	Will it support and encourage healthy, active lifestyles?	+	The site is opposite the recreation ground and close to local services and facilities.		The site is located on the edge of Mortimer, but within walking or cycling distance of local services and facilities and open countryside that would help to support an active healthy lifestyle, therefore, the site would have a positive impact on social and environmental elements of sustainability.
	Will it increase opportunities for access to sports facilities?	+	The site is opposite the recreation ground		
	Will it protect and enhance green infrastructure across the district?	0	A right of way runs along the eastern boundary of the site	The right of way would need to be preserved as part of any site design.	
3. To safeguard and improve accessibility to services and facilities	Will it improve access to education, employment services and facilities?	+	There are a range of services and employment opportunities close to Mortimer, although employment facilities within Mortimer itself are limited.		The proximity to local employment opportunities means that the site should have a positive economic sustainability.
4. To improve and promote opportunities for sustainable travel	Will it increase travel choices, especially opportunities for walking, cycling and public transport?	+	Regular bus services pass through the village. There is a station close to the village, although not within the village itself. There are local facilities and services within walking or cycling distance of the site.		The site has regular bus services and a railway station close to the village, therefore, along with opportunities for walking and cycling there should be a positive impact on environmental sustainability.
	Will it reduce the number of road traffic accidents and improve safety?	?	Additional traffic could result in road safety concerns, but any development would also have the potential to improve road safety.		
5. To protect and enhance the natural environment	Will it conserve and enhance the biodiversity and geodiversity assets across West Berkshire?	-	There are TPOs to the west of the site. The site is near to a site with Great Crested Newts.	Appropriate buffered would need to be provided. An extended phase 1 habitat survey would be required.	Development could have a negative impact on environmental sustainability, if appropriate buffers and ecological
	Will it conserve and	0	The site is surrounded by residential		

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	enhance the local distinctiveness of the character of the landscape?		development on three sites, unlikely to impact on the character of the landscape		mitigation is not provided. If appropriate mitigation is provided the impact should neutral.
6. To ensure that the built, historic and cultural environment is conserved and enhanced	Will it conserve and enhance the local distinctiveness of the character of the built environment?	+	The site is unlikely to have an impact on the character of the built environment as it surrounded by development on three sides		The site is well related to the existing settlement, and so is likely to have a positive impact social sustainability.
	Will it conserve and enhance the significance of the District's heritage assets?	0	The site is close to pre-historic burial features, but development on the site is unlikely to have an impact on the district's heritage assets		
	Will it promote, conserve and enhance the District's cultural assets?	0	The site is unlikely to have an impact on the District's cultural assets		
	Will it provide for increased access to and enjoyment of the historic environment?	0	The site is unlikely to have an impact on the District's cultural assets		
7. To protect and improve air, water and soil quality, and minimise noise levels throughout West Berkshire	Will the site be at risk from, or impact on, air quality?	0	The site is unlikely to have an impact on air quality		Unlikely to have an impact on any element of sustainability
	Will the site be at risk from, or impact on, noise levels?	0	The site is unlikely to have an impact on noise		
	Will there be an impact on soil quality?	0	The site is unlikely to have an impact on soil quality		
	Will there be an impact on water quality?	0	The site is unlikely to have an impact on water quality		
8. To improve the efficiency of land use	Will it maximise the use of previously developed land and buildings?	-	The site is Greenfield		The Greenfield nature of the site means that there could be a negative impact on environmental sustainability.
10. To reduce emissions contributing to climate change and ensure adaptation measures are in place to respond to climate change	Will it reduce West Berkshire's contribution to greenhouse gas emissions?	?	The level of impact depends on location, building materials / construction, transport / design	Mitigation could also include Transport Assessment / Travel Plans.	Without consideration of sustainability construction techniques development could have a negative impact on environmental sustainability.
	Will the site be subject to / at risk from flooding	-	Two narrow sections of the site are within an area at risk from surface water flooding.	There is no evidence of flooding on the site. An FRA and appropriate mitigation	Flooding can have an impact on all elements of sustainability. With

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				including SUDs would be required.	appropriate mitigation and good design this impact can be minimised.
11. To ensure a strong, diverse and sustainable economic base	Will it enable the provision of high quality economic development which responds to business needs and delivers a range of employment opportunities?	<u>0</u>	Not considered relevant		The development of the site for housing will have a neutral effect on economic sustainability. Whilst housing development contributes towards economic development in the short term through the construction of the site, it is not seen to promote key business sectors and business development in the longer term.
	Will it promote and support key business sectors and utilise employment land effectively and efficiently?	<u>0</u>	The site is greenfield and there will be no loss of employment land through the development of the site for housing. No employment use development is proposed for the site. The development of the site for housing will have an overall neutral effect on economic sustainability.		
	Will it promote and support the vitality and viability of the District's commercial centres?	<u>0</u>	Housing development provides additional workforce and customers which has the potential to support commercial centres however the site is not for employment generating uses in such commercial centres. The development of the site for housing only will have a neutral effect on economic sustainability.		

Summary

Overall the site is likely to have a neutral effect on sustainability, and the SA/SEA does not highlight any significant sustainability effects.

Due to its central location within the village the site scores positively in relation to opportunities for walking and cycling and healthy, active lifestyles. There is potential for flood risk on the site, which could have a negative impact unless appropriate mitigation measures are implemented. Mitigation would also be required in terms of ecology and biodiversity to ensure there would not be a negative impact on environmental sustainability.

[The development of the site for housing will have a neutral effect on economic sustainability. Whilst housing development contributes towards economic development in the short term through the construction of the site, it is not seen to promote key business sectors and business development in the longer term.](#)

Summary of effects:

Effect: Predominantly neutral

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Likelihood: High
Scale: East Kennet Valley
Duration: Permanent
Timing: Short to Long term