



London Borough of Sutton Local Plan 2016-31

Sustainability Appraisal

Supplement to the Local Plan Adoption Statement
incorporating SA of Draft Local Plan Main Modifications

February 2018



Sustainability Appraisal of Sutton Local Plan 2016-31

Supplement to the Local Plan Adoption Statement
incorporating SA of Main Modifications

**Strategic Planning
Environment, Housing & Regeneration
February 2018**

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This Statement fulfils the requirements of:

- **Regulation 26 (a) (ii) of the Town and Country Planning (Local Planning) (England) Regulations 2012 (as amended); and**
- **Environmental Assessment of Plans and programmes Regulations 2004 Part 4: post adoption procedures.**



ONE

Introduction

PURPOSE

1.1 This statement has been prepared as a Supplement to the Local Plan Adoption Statement in accordance with Section 26 of the Town and Country Planning (Local Planning) (England) Regulations 2012 and Section 16 of the Environmental Assessment of Plans and Programmes Regulations 2004 (SEA Regulations). These items of legislation set out the following requirements in relation to post adoption procedures for sustainability appraisal (SA)/ strategic environmental assessment (SEA):

- (a) how environmental considerations have been integrated into the Plan;
- (b) how the environmental report has been taken into account;
- (c) how opinions expressed in response to public consultation have been taken into account;
- (d) the reasons for choosing the plan as adopted, in light of the other reasonable alternatives dealt with; and
- (e) the measures to be taken to monitor the significant environmental effects of the implementation of the Plan.

1.2 In seeking to fulfil the above requirements, this statement incorporates the outcome of SA/SEA on the Sutton Local Plan Main Modifications which was published for public consultation between 24 November 2017 and 12 January 2018 following the Local Plan examination hearings in the Autumn of 2017. To get the full picture of how environmental considerations have been integrated into Sutton's Local Plan, the appraisal findings set out in Section 2 of this statement should be read in conjunction with the following SA Reports which have been prepared over the course of the Local Plan process:

- SA Scoping Report (LBS, June 2015);
- SA Report on Local Plan Issues and Preferred Options (LBS, February 2016); and
- SA Report on the Draft Local Plan - Proposed Submission (LBS, January 2017).
- SA Report on Addendum to Draft Local Plan (Proposed Submission) (LBS, April 2017).

BACKGROUND TO THE LOCAL PLAN

1.3 Under the Planning and Compulsory Purchase Act 2004, the Council has a statutory duty to prepare, monitor and review the current development plan for the Borough (formerly known as the Local Development Framework or LDF). Local Plans must be positively prepared, justified, effective and consistent with the Government's National Planning Policy Framework (NPPF)¹.

1.4 Local Plans should set out what is intended to happen in the area over the plan period, where and when this will occur and how it will be delivered. This should be done by identifying broad locations for regeneration and growth and specific allocations of land for different uses; through designations showing areas where particular opportunities or environmental constraints apply (such as areas at risk from flooding or protected habitats); and through criteria-based policies to be taken into account when considering development. This should be supported by an updated Proposals Map showing the application of policies and key planning designations across the Borough.

1.5 The NPPF (Paras 14-15) states that all Local Plans should be based upon and reflect the presumption in favour of sustainable development, with clear policies guiding how this presumption should be applied locally. This means that:

- local planning authorities should positively seek opportunities to meet the development needs of their area; and
- Local Plans should meet objectively assessed needs, with sufficient flexibility to adapt to rapid change, unless any adverse impacts of doing so would significantly and demonstrably outweigh the benefits, when assessed against the NPPF as a whole; or specific policies in the NPPF indicate that development should be restricted.

1.6 National planning practice guidance² (NPPG) indicates that Local Plans should concentrate on the critical issues facing the area and the strategy and opportunities for addressing them, paying careful attention to both deliverability and viability. Local Plans should therefore aim to meet the the development and infrastructure needs of the area while recognising the contribution that Neighbourhood Plans can make in meeting these needs.

¹ the NPPF (CLG, 2012) is available at <https://www.gov.uk/government/publications/national-planning-policy-framework--2>

² the Government's Planning Practice Guidance (CLG, updated March 2015) is available at <http://planningguidance.planningportal.gov.uk/>

REQUIREMENT FOR SUSTAINABILITY APPRAISAL

1.7 Section 19 of the Planning and Compulsory Purchase Act 2004 requires local planning authorities to carry out a sustainability appraisal (SA) as part of the preparation of the Local Plan. SA is integral to the preparation and development of a Local Plan. Its purpose is to promote sustainable development by assessing the extent to which the emerging plan, when judged against reasonable alternatives, will help to achieve relevant environmental, economic and social objectives. The relationship between the SA and Local Plan preparation processes is shown in Figure 1.1 of the Local Plan (Submission Draft) SA Report.

1.8 SA seeks to report on the significant impacts of plan implementation and alternatives (including the 'business as usual' and 'do-nothing' options) on the environmental, economic and social objectives of sustainable development. By identifying key sustainability issues, developing policy options and assessing their likely effects from the earliest stages of plan preparation, SA is an important tool for developing more effective and sustainable planning policies which meet the aspirations of the local community. SA also helps planners and the public gain a better understanding of the interplay between the aims of social inclusion, environmental protection, the use of natural resources and economic growth.

1.9 At the culmination of the plan preparation process, the final SA Report should describe how the adopted Local Plan has addressed the sustainability agenda and the choices that have been made between alternative policies and proposals. This will be considered by the Insector alongside a range of other evidence base documents when determining the soundness of the plan at the EIP stage.

1.10 In addition, SAs should incorporate the requirements of the UK Strategic Environmental Assessment (SEA) Regulations 2004, which implement the requirements of the EU SEA Directive 2001/42/EC which seeks to provide a high level of protection of the environment by integrating environmental considerations into the preparation of certain plans and programmes. Local Plans may also require a Habitats Regulations Assessment, as set out in the Conservation of Habitats and Species Regulations 2010 (as amended) if it is considered likely to have significant effects on European habitats or species. The SA should take account of the Habitats Regulations Assessment, if one is undertaken.

THE LOCAL PLAN PROCESS IN SUTTON 2014-18

1.11 A new Local Plan for Sutton has been prepared in order to keep our local policies up-to-date with national and regional policies and to support the Council's long-term aspirations for the future development and growth of the Borough by addressing the challenges, priorities and opportunities set out in Sutton's Corporate Plan 2014/15-2018/19, Sutton's Economic Development Strategy³ and a range of other Council strategies. These include meeting future Borough housing needs; providing sufficient employment land, retail, schools, community infrastructure and transport to accommodate expected household growth, creating new jobs by attracting inward investment and new businesses to the Borough, promoting the success of Sutton Town Centre and delivering key strategic priorities such as the London Cancer Hub, Wandle Valley area renewal, Tramlink and a proposed decentralised energy network.

1.12 The Council has prepared a new Local Plan together with an updated Policies Map to guide the future growth and development of the Borough over the next 10-15 years from 2016-31. When adopted, Sutton's new Local Plan will replace the existing Core Planning Strategy and Site Development Policies DPD⁴ (but not the South London Waste Plan DPD). Sutton's adopted local development scheme (LDS), introduced in December 2014, sets out the Council's milestones and timescales for preparing the Local Plan from the start of the initial evidence gathering stage in September 2014 to the scheduled adoption of the Local Plan in February 2018.

Local Plan Issues and Preferred Options

1.13 The Council is required to inform, involve and consult the local community and all interested parties throughout the preparation of the Local Plan in line with Sutton's adopted Statement of Community Involvement (SCI)⁵.

1.14 Following approval at the Council's Housing Environment and Business (HEB) Committee on 15 January 2016, Sutton's Local Plan 'Issues and Preferred Options' (I&PO) document was published for consultation between 18 February and 8 April 2016. The I&PO document sets out key Local Plan issues, strategic options and the Council's preferred policies based on the findings of the initial evidence gathering stage and the outcome of the previous stage of consultation on the Sustainability Appraisal (SA) Scoping Report which took place between 23 July and 10 September 2015⁶. The consultation resulted in 4,500 separate representations from statutory bodies, local businesses, residents and special interest groups, including a proportion submitted specifically in relation to the SA Report..

³ 'Opportunity Sutton - Unlocking Economic Growth' (LB Sutton, June 2012)

⁴ Development Plan Document

⁵ Sutton's adopted Statement of Community Involvement (SCI) is available at https://www.sutton.gov.uk/info/200464/planning_policy/1344/local_plan/3

⁶ The SA Scoping Report can be accessed at https://www.sutton.gov.uk/info/200464/planning_policy/1432/sustainability_appraisal_of_suttons_local_plan

Draft Local Plan (Proposed Submission)

1.15 Having considered each of the representations received to the I&PO document and the accompanying SA Report in the light of additional local evidence, the Council published the draft Sutton Local Plan 2016-31 (Proposed Submission), the draft Local Plan Appendix, Changes to the Policies Map and SA Report for public consultation between 9 January to 24 February 2017.

1.16 At this stage of Local Plan preparation, all representations had to be made on the basis of the following criteria:

- Legal Compliance;
- Soundness:
 - (i) Positively Prepared;
 - (ii) Justified;
 - (iii) Effective;
 - (iv) Consistent with National Policy.
- Compliance with the Duty to Cooperate.

1.17 The consultation resulted in 356 separate representations from 98 respondents, although none were submitted specifically in relation to the SA Report itself. The Statement of Consultation on the Draft Local Plan (Regulation 19) (February 2017), which has been published on the Sutton website as part of the Council's suite of submission documents, sets out a list of consultees and a summary of the representations made.

Local Plan (Submission Draft)

1.18 Having considered each of the representations received on the draft plan, the Appendix and the Changes to the Policies Map, the Council prepared a Schedule of Proposed Changes to the Draft Local Plan (Proposed Submission) and the SA Addendum as part of the Council's suite of submission documents. A further Schedule of Factual and Typographical Changes has also been produced, although none of had a significant impact on any of the sustainability objectives making up the Council's SA Framework.

1.19 The Local Plan was formally submitted to the Planning Inspectorate on 12 April 2017 and the examination hearings took place in September 2017.

Main Modifications to the Draft Local Plan

1.20 Following the conclusion of the examination hearings and based on the Inspector's recommendations (to make the Local Plan 'sound'), the SA on Sutton's Local Plan Main Modifications was published for public consultation from 24 November 2017 and 12 January 2018.

HOW ENVIRONMENTAL CONSIDERATIONS HAVE BEEN INTEGRATED INTO THE PLAN (A)

1.21 Sustainability considerations have been incorporated into the plan through an iterative process where the sustainability appraisal (SA) has informed each stage of the development of policy as set out below.

Consultation on SA Scoping Report – July-September 2015

1.22 Following approval at HEB Committee in June 2015, the SA Scoping Report was published for consultation for a period of 7 weeks from 27 July to 10 September 2015. Copies of the report were also made available at all public libraries and at the Council's offices.

1.23 The SA Scoping Report represented the initial stage of appraisal for Sutton's Local Plan. By identifying the policy context, existing baseline conditions within the Borough, key sustainability issues to be addressed by the plan and the Council's proposed 'SA Framework' - consisting of a range of sustainability objectives, indicators and targets for assessing the likely effects of alternative policy options - the Scoping Report seeks to define the overall scope of the appraisal.

1.24 In line with the SEA Regulations copies of the SA Scoping Report were sent to the following statutory consultation bodies - Historic England, Natural England and the Environment Agency - to seek their input on the scope of the appraisal. In addition to statutory consultees, Council Members and lead LBS officers, over 300 public and private sector organisations, residents' associations, local interest groups and individuals registered on the Council's Local Plan consultation database were invited to comment by sending them an email containing a link to the Scoping Report and details of the consultation arrangements (however it should be noted that there is no statutory requirement for the Council to consult the wider public on the Scoping Report).

1.25 A total of 139 comments were received from 20 consultees. These consisted of 35 comments from the 3 statutory consultees (EA, Natural England and Historic England); 10 comments from 1 'other national group' (Woodland Trust); 12 comments from the GLA/Transport for London (TfL); 1 comment from another London Borough; 33 comments from 5 local organisations (including 4 residents' associations); and 12 comments from 2 residents.

1.26 Full details of comments received and how these were addressed as part of the Local Plan process were provided in Appendix 1 to the SA Report on Local Plan Issues and Options (see below).

Consultation on SA Report on Local Plan Issues & Preferred Options (Feb - April 2016)

1.27 Following approval at HEB Committee in January 2016, the SA Report on Local Plan Issues and Preferred Options was published for consultation for a period of 6 weeks from 18 February to 8 April 2016. While over 4,500 separate representations were submitted to the main document, only 15 representations were received specifically in relation to the SA Report from the Environment Agency (4) and Natural England (3) and English Heritage (8), all of which are identified as 'statutory consultees' in the strategic environmental assessment (SEA) Regulations. These consisted of 4 supporting representations, 2 'supports with conditions', 3 observation and 6 objections.

Consultation on SA Report on Draft Local Plan (Proposed Submission) (Jan - Feb 2017)

1.28 Following approval at HEB Committee in December 2016, the SA Report on the Draft Local Plan (Proposed Submission) was published for consultation for a period of 7 weeks, from 9 January 2017 to 24 February 2017, together with the Draft Local Plan, the Draft Local Plan Appendix and the Changes to the Policies Map.

1.29 In line with the Government's Planning Practice Guidance on flood risk, Section 11 of the SA Report incorporated the outcome of sequential testing on each of the Council's proposed site allocations based on the strategic flood risk assessment (SFRA) Level 1 Report undertaken by AECOM consultants on behalf of the Council and the neighbouring Wandle Boroughs of Croydon, Merton and Wandsworth in December 2015. This was accompanied, in Appendix 5 to the SA Report, by a number of detailed flood risk assessments and developer recommendations extracted from Sutton's SFRA Level 2 Report (July 2016) in order to demonstrate that the 'Exception Test' can be met for each of the Council's proposed site allocations located within areas at higher risk of flooding and for which the Exception test needs to be demonstrated i.e. that the proposed development *"will be safe for its lifetime taking account of the vulnerability of its users, without increasing flood risk elsewhere, and, where possible, will reduce flood risk overall."*

1.30 While there were 356 separate representations from 98 respondents, none were received specifically to the SA Report

SA Addendum on Local Plan Submission Draft (April 2017)

1.31 Arising from the outcome of public consultation on the Draft Local Plan (Proposed Submission) in January-February 2018 (see Paragraph 1.18 above), the Council prepared a Schedule of Proposed Changes to the Draft Local Plan (Proposed Submission) as part of the Council's suite of submission documents. In order to assess the likely impacts of each proposed change to the Council's draft policies and proposed site allocations on the environmental, social and economic objectives making up the Council's SA Framework, an SA Addendum Report on the Sutton Local Plan 2016-31 (Submission Draft) was prepared at the same time and formally submitted to the Planning Inspectorate on 12 April 2017 alongside the Draft Local Plan.

SA Report on Local Plan Main Modifications (November 2017)

1.32 Following the Local Plan examination hearings in September 2017, the Council prepared a Schedule of Main Modifications to the Local Plan for public consultation between **24 November 2017 and 12 January 2018**. This was accompanied by a further SA Report on the Main Modifications in order to assess the likely impacts of each of the 79 proposed changes to the Council's draft policies and proposed site allocations on the Council's SA Framework. In the interests of brevity, the SA Report was designed to be read in conjunction with the previous SA Report on the Draft Local Plan Proposed Submission.

1.33 The outcome of the appraisal of the Main Modifications has been carried forward for inclusion as Section 2 of this Supplement to Adoption Statement.

HOW THE ENVIRONMENTAL REPORT HAS BEEN TAKEN INTO ACCOUNT (B)

1.34 At each stage of development of the Local Plan the findings of the sustainability appraisal were taken into account to inform policy development and ensure that sustainability has been at the heart of the Local Plan. Importantly the SA identified and appraised options (reasonable alternatives) and draft policies against the Sustainability Framework. Details of the process and detailed appraisals can be found in the SA reports in the of this report. By identifying environmental and wider sustainability issues the SA was able to recommend the most sustainable options, propose mitigation measures and refine policy wording. For example, the SA process identified that there could be potential negative impacts on canal habitat associated with canal freight. The policy was therefore amended to require further consideration and evidence to be submitted with planning applications for canal freight. The SA process also identified the potential conflict between promoting local energy generation and the Council's aim to reduce poor air quality across the borough. The policy was amended to ensure

that the favoured and least harmful options are clear and additional requirements to fully assess the impacts. Full details of how the findings of each of the SA reports were taken into account in the development of policy can be found in the Sustainability Reports contained in Appendices 1- 4 of this report.

HOW OPINIONS EXPRESSED AS A RESULT OF CONSULTATION HAVE BEEN TAKEN INTO ACCOUNT (C)

1.35 As described above, extensive consultation was carried out on each of the SA reports in accordance with Regulation 13 of the SEA Regulations and the minimum requirements set out in the Council's Adopted Statement of Community Involvement (SCI)⁷. This was undertaken alongside public consultation on the Council's draft planning policies and proposals at each stage of the Local Plan's preparation.

1.36 A wide range of stakeholders, including statutory environmental bodies, businesses and members of the public, were consulted at each stage of the statutory consultation process. The consultation responses were taken into account alongside the SA and other evidence studies in the drafting of subsequent policies. Various responses were raised with regards to the SA and these are set out in Sutton's Statement of Consultation on the Draft Local Plan (February 2017)⁸ which provides comprehensive details of the consultation process which accompanied the development of the Local Plan and demonstrate how responses were taken into account.

1.37 Further details are provided in the Schedule of Representations⁹ and the Appendices to the Schedule of Representations¹⁰ which are both available on the Council's website on the Council's website.

1.38 No trans-boundary consultations with other Member States were deemed necessary for any of the SA Reports prepared as part of the appraisal process.

REASONS FOR CHOOSING THE PLAN OR PROGRAMME AS ADOPTED (D)

1.39 In the light of all other reasonable alternatives developed at the initial SA Scoping stage (July-August 2015) and through extensive consultation at the Local Plan Issues and Options stage, the SA Report on the Draft Local Plan - Proposed Submission (LBS, January 2017) together with the SA Report on the Addendum (April 2017) and the SA report on the Main Modifications (November) demonstrate that all reasonable options and alternatives have been considered, setting out a clear explanation of how options and alternatives were generated, appraised, selected or rejected and the role that Sustainability Appraisal and community engagement have played in this process. The Council is therefore confident that Sutton's new Local plan will shape the future development and growth in the Borough development in a sustainable manner over the plan period. This view is supported by Inspector.

MEASURES THAT ARE TO BE TAKEN TO MONITOR THE SIGNIFICANT ENVIRONMENTAL EFFECTS OF THE IMPLEMENTATION OF THE PLAN OR PROGRAMME (E)

1.40 The Council's Local Plan Monitoring Framework is set out in Table 3 of the Adopted Sutton Local Plan and will enable the significant effects (including negative effects) of implementing the Plan to be monitored. A principal tool in the monitoring process will be Sutton's Authority Monitoring Report (AMR). Monitoring Reports and their implications for future plans will be analysed through subsequent SA Scoping reports.

PUBLICITY ARRANGEMENTS

1.41 The Local Plan Adoption Statement and this Supplementary Document incorporating the SA of Main Modifications have been prepared for approval at the Council's Housing, Environment and Business (HEB) Committee on 13 February 2018. These documents been also published on the Council's website and copies are available for inspection at the following locations during the consultation period:

- Civic Offices, St Nicholas Way, Sutton;
- Council Offices, 24 Denmark Road, Carshalton; and
- all public libraries within the Borough.

⁷ Sutton's adopted SCI (Dec 2014) is available at https://www.sutton.gov.uk/downloads/download/513/statement_of_community_involvement_t

⁸ Sutton's Sutton's Statement of Consultation on the Draft Local Plan) is available at https://drive.google.com/drive/u/0/folders/0B81WGF6_djJxdVBtd19vYW54Wlk

⁹ Sutton's Regulation 19 Schedule of Representations is at https://drive.google.com/drive/u/0/folders/0B81WGF6_djJxdVBtd19vYW54Wlk

¹⁰ The Appendices to the Schedule of Representations is at https://drive.google.com/drive/u/0/folders/0B81WGF6_djJxdVBtd19vYW54Wlk



TWO

Appraisal of Main Modifications to the Draft Local Plan

APPRAISAL METHODOLOGY

2.1 The Sustainability Appraisal Matrix in Table 2.1 sets out the outcome of appraisal for each of the Main Modifications which were proposed by the Council following public examination on the Sutton Local Plan Submission Draft in September 2017.

2.2 The matrix includes details of each change proposed to the draft Local Plan, the Local Plan Appendix; Plan and the Policies Map and its likely impact on the social, economic and environmental objectives making up Council's SA Framework taking account of:

- the nature of the predicted impact (beneficial, adverse or neutral);
- the scale/ significance of the predicted impact (small, medium, large);
- potential indirect, cumulative or synergistic impacts;
- the likely duration of the impact (short-term, medium-term or long term); and
- the level of uncertainty predicted impact.

2.3 The matrix also contains information on the origin of and reasons for each proposed change by including the consultation comment and consultee reference numbers where appropriate

2.4 The table below provides a guide to the symbols used in the Appraisal Matrix (Table 2.1) which are used to indicate the nature and scale of the predicted effects:

KEY: Guide to Appraisal Symbols

Short, Medium and Long-Term effects	
+	small beneficial effect
++	medium beneficial effects
+++	large beneficial/ Borough-wide
X	Adverse impact
?	Uncertain impact
	None/ neutral effect

2.5 The appraisal matrix enables the sustainability impacts of each proposed change to be evaluated against the impacts that would be expected to arise from (i) the Local Plan (Draft Submission) version; and (i) the 'do-nothing' scenario i.e. what would be the outcome if the Council did not have a policy dealing with the issue in question.

2.6 An updated commentary is also provided in order to highlight the key sustainability impacts of each policy and how these have changed as a result of changes which may have been introduced in the light of consultation comments or new evidence.

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse Impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability	(B) Sustainable Economic Growth	(C) Sustainable Communities	(D) Quality of Life and Equalities												
	<p><i>UK Sustainable Development Strategy Principle:</i> "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</p>	<p><i>UK Sustainable Development Strategy Principle:</i> "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".</p>	<p><i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</p>	<p><i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</p>												
	<p>(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO₂ emissions from new development.</p>	<p>(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.</p>	<p>(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.</p>	<p>(4) BIODIVERSITY To protect and enhance biodiversity and habitats</p>	<p>(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy</p>	<p>(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough</p>	<p>(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres</p>	<p>(8) AREA RENEWAL To secure inward investment for area renewal projects to deliver environmental & business improvements at neighbourhood level</p>	<p>(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need</p>	<p>(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all</p>	<p>(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all</p>	<p>(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO₂ emissions from transport</p>	<p>(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment</p>	<p>(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment</p>	<p>(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty</p>	<p>(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all</p>

Changes to Local Plan Policies

MM3 - Policy 1 Sustainable Growth - Part (a) (Page 18)

Amend Policy 1(a) as follows:

When considering development proposals the council will take a positive approach that reflects the presumption in favour of sustainable development contained in the National Planning Policy Framework.

The council will create the conditions for sustainable growth to deliver homes, jobs, thriving centres and improved infrastructure. The council will protect and enhance the borough's natural and historic environment. The council will harness the benefits of sustainable development for those who live and work in the borough.

When considering development proposals the council will take a positive approach that reflects the presumption in favour of sustainable development contained in the National Planning Policy Framework. It will always work proactively with applicants jointly to find solutions which mean that proposals can be approved wherever possible, and to secure development that improves the economic, social and environmental conditions in the area. Planning applications that accord with the policies in this Local Plan will be approved without delay, unless material considerations indicate otherwise. Where there are no Policies relevant to the application or relevant policies are out of date at the time of making the decision then the council will grant permission unless material considerations indicate otherwise – taking into account whether:
 (1) Any adverse impacts of granting permission would significantly and demonstrably outweigh the benefits, when assessed against the policies in the National Planning Policy Framework taken as a whole, or;
 (2) Specific policies in that Framework indicate that development should be restricted.

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This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework.

Originator/ Consultee Ref: In response to Inspector's Issue 3 Question ii (ED4) and discussions arising from Day 1 of the hearing sessions

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse Impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle:</i> "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"				<i>UK Sustainable Development Strategy Principle:</i> "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-ment & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
MM4 - Policy 1 Sustainable Growth - Part (b) (Page 18)																
Amend Policy 1(b) as follows:																
The council will make provision for enable the delivery of new homes to help meet London's housing needs and local housing needs by aiming to deliver at least 6,405 new homes over the plan period 2016-2031 (427 homes per annum), subject to any subsequent borough target approved by the Mayor of London over the plan period.																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework. Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																
MM5 - Policy 1 Sustainable Growth - Part (c) (Page 19)																
Amend Policy 1(c) as follows:																
In order to achieve this target, the council will allocate strategic sites for housing delivery, promote the redevelopment of Sutton Town Centre including with taller buildings where appropriate in the Areas of Taller Building Potential , encourage the intensification of areas around Sutton town centre and the borough's District Centres where appropriate suitable .																
This modification will have no significant impacts on any sustainability objectives or criteria making up the Council's SA Framework. Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4).																
MM6 - Policy 1 Sustainable Growth - Part (e) (Page 19)																
Amend Policy 1(e) as follows:																
To ensure a sustainable and balanced borough and to limit out-commuting over the plan period the council will make provision to deliver enable the delivery of at least 10 additional hectares of land for industrial uses, 23,000m ² additional gross office floorspace, 36,000 39,000 m ² additional gross square metres retail floorspace and																

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse Impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
MM8 - Policy 1 Sustainable Growth - Part (g) (Page 19)																
Amend Policy 1(g) as follows: (g) To ensure a liveable and inclusive borough, the council will make provision to deliver enable the delivery of a tram extension to Sutton Town Centre and the London Cancer Hub, work to improve services, links and frequencies as well as other transport infrastructure , within the borough and across the region and will make provision for enable the delivery of six new or expanded health centres, three new primary schools, two new secondary schools and over 40 hectares of public open space."																
					+?			+?				+?				
This modification to Policy 1(g) will have beneficial impacts on sustainable transport objectives, economic growth and investment and area renewal by seeking to enable the delivery of other transport infrastructure (apart from the tram) within the Borough and across the region. Originator/ Consultee Ref: Statement of Common Ground with Reigate and Banstead Borough Council (ED23) / Council wording change in response to Inspector's Other Matters (ED4)																
MM9 - Policy 1 Sustainable Growth - Part (h) (Page 19)																
Amend Policy 1(h) as follows: In order to achieve these targets, the council will safeguard tram routes and work with the Mayor of London on the delivery of the tram extension, work with the appropriate relevant authorities to ensure an upgrade in public transport, allocate appropriate sites for health centres and schools and deliver the Wandle Valley Regional Park.																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework since this improved wording does not reflect any material change to policy. Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																
MM10 - Policy 2 The London Cancer Hub - Part (a) (Page 22)																
Amend Policy 2(a) as follows: The council will work with its partners, the Institute of Cancer Research, the Royal Marsden NHS Foundation Trust, the Epsom and St Helier University Hospitals NHS Trust and the Greater London Authority, to deliver about 280,000m²																
					+?	+?		+?	+?							

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
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- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
Changes to Local Plan Policies	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-ment & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
MM13 - Policy 2 The London Cancer Hub - Part (d) (Page 22)																
Amend Policy 2(d) as follows: Should the Belmont Allotment part of the site be required for the allocated uses, it should not be developed until suitable and appropriate allotments of at least the same number and horticultural quality are available for immediate use elsewhere on the site and with the necessary facilities to enable cultivation.	+?			+								+		+	+	
By ensuring that any loss of the Belmont Allotment on the LCH site does not occur until allotments of at least the same number and horticultural quality are available for immediate use elsewhere on the site and with the necessary facilities to enable cultivation, this modification is considered to have beneficial impacts with respect to promoting access to leisure facilities for all, the open environment, social inclusion and equalities and climate change mitigation (local food growing). Originator/ Consultee Ref: Council, Issue 6, Question 8																
MM14 - Paragraph 2.6 (Page 23)																
Delete Paragraph 2.6: While the council considers that the prognosis for the success of the London Cancer Hub is good, it is aware that the occupation of the research and development floorspace cannot be guaranteed. Therefore, in light of the National Planning Policy Framework's statement that "Local Plans should allocate sites to promote development and the flexible use of land" (Paragraph 157) and to avoid potential planning blight, the council has formulated clause (b) of the policy to ensure that, if occupation of the research and development floorspace is below the anticipated rate of demand with no immediate prospect of this being reversed, residential development could substitute without delay and without the need for a revised allocation NB: Subsequent paragraphs to be renumbered					+?	+?		+?	-	+?						
As with MM14 (see above), this modification confirms the Council's Local Plan commitment to promote the delivery of the London Cancer Hub site for state-of-the-art medical research, health and educational facilities as opposed to housing. There are therefore potential benefits in terms of promoting economic growth and investment, employment, area renewal and access to education and health, although there is a potential negative impact for housing delivery. Originator/ Consultee Ref: In response to Inspector's Issue 6 (ED4) and discussions arising from Day 2 of the hearing sessions																

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
MM15 - Paragraph 2.14 (Page 25)	Add text at the end of Para 2.14: A full transport assessment will need to accompany any planning application submitted for the proposed London Cancer Hub development setting out the transport impact of the development and now it is proposed to mitigate that impact. Travel Plans for the various different users on the site are likely to be required to encourage the use of sustainable modes of travel. This requirement is set out in Policy 36 and the council's SPD 'Transport Assessments and Travel Plans' (or any successor document).															
			+							+					+	
	While this modification reflects the Transport Assessment and Travel Plan requirements which are already set out later in the Local Plan under Policy 36(b), the are potential benefits for sustainable transport objectives and for minimising pollution (see also MM15) Originator/ Consultee Ref: Council, Issue 6, London Cancer Hub															
MM16 - Paragraph 2.14a (Page 25)	Insert new Paragraph (2.14a) after existing Paragraph 2.14: Further work will be necessary to establish the location and scale of transport improvements to support the LCH proposals as they are refined. In this regard, the council will continue joint working with adjoining authorities including Epsom and Ewell Borough Council, Reigate and Banstead Borough Council and Surrey County Council to establish the impact of the proposals on the local road network both within and outside the borough and how that might be mitigated and funded in the context of the existing transport network and other development proposals.															
			+		+			+		+			+		+	
	This modification will have a range of positive benefits for sustainable transport objectives, minimising pollution, area renewal, access to health and education and social inclusion. Originator/ Consultee Ref: Statements of Common Ground with Surrey County Council (ED22), Reigate and Banstead Borough Council (ED23) and Epsom and Ewell Borough Council (ED24)															

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability	(B) Sustainable Economic Growth	(C) Sustainable Communities	(D) Quality of Life and Equalities
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>	<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".</i>	<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>	<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>

	(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)	(10)	(11)	(12)	(13)	(14)	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY
Changes to Local Plan Policies	CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	BIODIVERSITY To protect and enhance biodiversity and habitats	ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	TOWN CENTRES To enhance vitality & viability of Borough's town centres	AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-mental & business improvements at neighbourhood level	ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all

MM17 - Table of Transport Improvements - Wave 0 (Page 25)

Add 2 nd bullet point to text in third column of table under Wave 0 as follows: ● Enhancements to local bus services to serve the proposed new secondary school;			+?		+?			+?		+?		+?			+?
This modification will have a range of positive benefits for sustainable transport objectives, minimising pollution, area renewal, access to health and education and social inclusion. Originator/ Consultee Ref: Mr Andrew Dorrian, Principal Planner, TFL (29/9)															

MM18 - Policy 3 Sutton Town Centre Part (a) (Page 28)

Amend Policy 3(a) as follows: The council will work with residents, community groups, businesses, landowners and developers and relevant bodies to deliver a comprehensive redevelopment of approach to developments in Sutton Town Centre , having regard to the Sutton Town Centre Master plan, the Heritage Action Zone designation and other material considerations														+		
This modification will have potential beneficial impacts for protecting and enhancing the quality of built design, townscape quality and the historic environment within Sutton Town Centre by ensuring that developments have regard to the Heritage Action Zone designation Originator/ Consultee Ref: Ms Katharine Fletcher, Historic Environment Planning Adviser, Historic England. 243/71																

MM19 - Policy 3 Sutton Town Centre Part (b) (Page 28)

Amend Policy 3(b) as follows: The council will make provision for enable the delivery of at least 3,400 new homes in the plan period 2016-2031 within Sutton Town Centre and its Area of Potential Intensification (227 new homes per year). The council will expect housing developments to provide a range of tenures and dwelling sizes, and provide particularly 1- and 2-bed affordable housing and 2- and 3-bed market housing. All developments should seek to provide a minimum of 25% all dwellings on the site as having									+							+
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KEY

- + Small beneficial impact
- ++ Medium beneficial impact
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- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
three bedrooms or more, unless it can be demonstrated that this would be unviable or the particular site circumstances are not suitable for family housing. The council will also investigate the feasibility of the redevelopment of the following estates: Chaucer Estate, Benhill Estate, Rosebery Gardens, Collingwood Estate, and Sutton Court. These will appear on the Policies Map as 'Potential Renewal Areas', and, subject to feasibility and viability studies, the council may bring these estates forward through an Area Action Plan which will ensure full resident consultation. However, the redevelopment of the estates can only take place with infrastructure improvements, in particular improvements in transport infrastructure such as Tramlink																
	Whilst the proportion of dwellings with 3 bedrooms or more has recuded in Sutton Town Centre the council considers it still possible to meet a borough-wide delveiry rate of 50% through site outside the town centre. Therefore this change is considered to have a neutral impact.															
	Originator/ Consultee Ref: Inspector's Post Hearings Advice (ED42)/ Council wording change in response to Inspector's Other Matters (ED4)															
MM20 - Policy 3 Sutton Town Centre Part (c) (Page 28)																
Amend Policy 3(c) as follows: The council will make provision for enable the delivery of at least 3,000m ² gross convenience retail floorspace and at least 23,200m ² gross comparison retail floorspace and 5,000m ² gross food and beverage floorspace in Sutton Town Centre. The council will expect much of the new floorspace to be delivered by reconfiguring the shopping centres, retail floorspace on the ground floor of mixed use developments and, where appropriate subject to the site																

KEY

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability <i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				(B) Sustainable Economic Growth <i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".</i>				(C) Sustainable Communities <i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				(D) Quality of Life and Equalities <i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
allocations , new or redeveloped floorspace providing solely retail floorspace. The council will expect a significant proportion of food and beverage floorspace to be delivered in the area south of Hill Road and will promote the area as a restaurant and café and cultural centre. However, food and beverage floorspace may be delivered elsewhere in the centre (see also Policy 18).																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework since this improved wording does not reflect any material change to policy. Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																
MM21 - Policy 3 Sutton Town Centre Part (d) (Page 29)																
Amend Policy 3(d) as follows: The council will make provision for enable the delivery of at least 17,000 23,000 m ² gross office floorspace within Sutton Town Centre. The council will expect much of this office floorspace to be delivered around Sutton station. In particular, the council will support single occupier office developments and developments for start-ups and small companies (see also Policy 16)																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework since this change reflects a corrected forecast. Originator/ Consultee Ref: Council: Issue 5, Question 10/Council wording change in response to Inspector's Other Matters (ED4)																

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability <i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				(B) Sustainable Economic Growth <i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				(C) Sustainable Communities <i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				(D) Quality of Life and Equalities <i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal projects to deliver environmental & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
junction of Throwley Way/ Carshalton Road. The council will help to provide a new primary school on the Secombe Centre Theatre site (Site Allocation STC10). The council will expect new developments, where feasible and appropriate practicable , to be future-proofed to enable connection to any future district heat network																
By seeking to 'transform the existing gyratory system to make the roads less traffic dominated' and promote improvements to Throwley Way/Carshalton Road junction, this modification is considered to have beneficial impacts on sustainable transport and reducing pollution. Originator/ Consultee Ref: Council: Issue 6, Sutton Town Centre, Questions 3 and 10/ Council wording change in response to Inspector's Other Matters (ED4) and for clarification/ In response to Inspector's Issue 6 (ED4) and discussions from Day 2 of the hearing sessions																
MM25 - Policy 3 Sutton Town Centre Part h (Page 29)																
Amend Policy 3(h) as follows: All new development should incorporate the requirements of site allocations STC1-STC45... where applicable, and have regard to the STC Masterplan and the town centre's distinctive heritage . Please note the site allocations are flexible for most sites and are not prescriptive regarding floorspace for each land use. Instead, a site allocation can be mixed use or mono-use. This enables businesses wishing to have their own office premises or large retailers to be able to locate in Sutton Town Centre without the requirement to provide other uses on site, providing that this does not result in an under-development of the site. Nevertheless, the council will monitor floorspace development within Sutton Town Centre by use class to ensure development is occurring in the quantity required for each land use.																
This modification will have beneficial impacts for the built and historic environment of Sutton Town Centre by ensuring that all developments have regard to the town centre's distinctive heritage Originator/ Consultee Ref: Ms Katharine Fletcher, Historic Environment Planning Adviser, Historic England																

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
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- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
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MM26 - Map entitled 'Places shaping Sutton Town Centre' (Page 30)																
Under 'South Sutton' insert: • An improved setting for Trinity Church as a distinct local landmark. Under 'Station Gateway' insert: • Improvements to heritage assets, existing buildings and the setting of the Baptist church														+		
By including further commitments to improve the settings for the Trinity Church and the Baptist Church as distinct local landmarks and to improve other heritage assets, the modification will have beneficial impacts for Sutton Town Centre's built and historic environment. Originator/ Consultee Ref: Ms Katharine Fletcher, Historic Environment Planning Adviser, Historic England. 243/71 (Part 3 of 3)																
MM27 - Policy 4 Tramlink and Major Transport Proposals - 1st Paragraph (Page 31)																
Amend 1 st Paragraph as follows: The council will work with Transport for London (TfL) and other stakeholders to deliver the following strategic improvements to the transport network and where appropriate necessary safeguard land to ensure the scheme(s) can be implemented.																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																
MM28 - Policy 4 Tramlink and Major Transport Proposals - Part a (Page 31)																
Amend Policy 4(a) as follows: The construction of an extension of the existing Tramlink network to Sutton Town Centre and Belmont (the London Cancer Hub, Site Allocation LCH1). The council has identified a number of alternative alignments between the borough boundary with LB Merton and Sutton Town Centre which it will safeguard as shown on the Policies Map and in Maps 11.1 to 11.3 of the Plan. The council will work with TfL to identify an appropriate suitable route for a further tram extension from Sutton Town Centre to Belmont as shown on the Policies Map and Map 11.4																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4) and for clarification																

KEY

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
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Changes to Local Plan Policies																
MM29 - Policy 5 Wandle Valley Renewal - Part c (Page 35)																
Amend Policy 5(c) as follows: The council will: <ul style="list-style-type: none"> • work with developers to deliver new, improved industrial premises at the Felnex site in Hackbridge and the Wandle Valley Trading Estate, Beddington Corner. • work with the GLA and landowners to deliver a more efficient use of land on the Beddington Industrial Estate. • designate Land to the West of Beddington Lane (Site Allocation S76) as an extension to the Strategic Industrial Location. 					+	+		+					-		-	
Designating the Land to the West of Beddington Lane (S76) for industry is considered to have beneficial impacts on economic growth and investment, employment and area renewal by meeting the future need for employment floorpace within the Borough. However there will be adverse impacts on protecting and enhancing the Borough's open environment and on promoting public access to leisure arising from the de-designation of Metropolitan Open Land (MOL) at Beddington Farmlands and thus losing part of the Wandle Valley Regional Park. Originator/ Consultee Ref: Inspector's Post Hearings Advice (ED42)																
MM30 - Policy 5 Wandle Valley Renewal - Part d (Page 35)																
Amend Policy 5(d) as follows: The council will: <ul style="list-style-type: none"> • seek to deliver decentralised energy to new homes, including the Felnex site in Hackbridge initially and then beyond as part of further progress • deliver a new primary school, with high sustainability standards, on the land north of BedZED, Hackbridge (Site Allocation S2 S3). • work with the Sutton Clinical Commissioning Group to deliver new health facilities on the Felnex site, Hackbridge. • work with Network Rail to produce an improved station and forecourt at Hackbridge (Site Allocation S5). • work with partners and landowners to create and improve foot and cycle paths 			+					+			+	+			+	

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability <i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				(B) Sustainable Economic Growth <i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				(C) Sustainable Communities <i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				(D) Quality of Life and Equalities <i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-mental & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
across the area, notably foot and cycle routes to Mitcham Junction and towards Croydon from Hackbridge, and crossing improvements at London Road, Hackbridge for access to the railway station.																
<ul style="list-style-type: none"> support the Wandle Valley Forum to lead on securing external funding for a replacement pedestrian bridge. 																
By creating and improving foot and cycle routes within Hackbridge and by supporting the Wandle Valley Forum to lead on securing external funding for a replacement pedestrian bridge, this modification is expected to have beneficial impacts on sustainable transport objectives, local air pollution, area renewal, promoting public access, equalities and social inclusion. Originator/ Consultee Ref: In response to Inspector's Issue 6 (ED4) and discussions arising from Day 4 of the hearing sessions																
MM31 - Policy 5 Wandle Valley Renewal - Part f (4th bullet point) (Page 35)																
Amend 4 th bullet point as follows:																
<ul style="list-style-type: none"> seek to improve the pedestrian link between Mill Green and Poulter Park in line with the Poulter Park Development Plan. 																
By reflecting the aims of the Poulter Park development plan as part of the wording of Policy 5, this modification will have beneficial impacts on sustainable transport objectives, the open environment promoting public access, equalities and social inclusion. Originator/ Consultee Ref: In response to Inspector's Issue 6 (ED4) and discussions arising from Day 4 of the hearing sessions																
MM32 - Policy 5 Wandle Valley Renewal - Part h (Page 36)																
Amend Policy 5(h) as follows:																
<p>The council will</p> <ul style="list-style-type: none"> encourage community representatives to collaborate to fund local projects, using the in accordance with the Community Fund Scheme. encourage community groups work with the Wandle Valley Regional Park Trust to deliver a new local facility at Culvers Lodge, Hackbridge. work with the Greater London Authority to support the Beddington Business Improvement District Steering Group deliver its objectives. 																

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle:</i> "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"				<i>UK Sustainable Development Strategy Principle:</i> "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."			
	(1) CLIMATE CHANGE MITIGATION	(2) FLOOD RISK AND CLIMATE ADAPTATION	(3) POLLUTION & NATURAL RESOURCES	(4) BIODIVERSITY	(5) ECONOMIC GROWTH AND INVESTMENT	(6) EMPLOYMENT	(7) TOWN CENTRES	(8) AREA RENEWAL	(9) ACCESS TO HOUSING	(10) ACCESS TO EDUCATION AND HEALTH	(11) ACCESS TO SPORT & LEISURE	(12) SUSTAINABLE TRANSPORT	(13) OPEN ENVIRONMENT	(14) BUILT & HISTORIC ENVIRONMENT	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY
Changes to Local Plan Policies <ul style="list-style-type: none"> work with the Hackbridge and Beddington Corner Neighbourhood Forum to produce a neighbourhood plan. work with the Beddington North Neighbourhood Forum to produce a neighbourhood plan 	To address the causes of climate change by minimising CO ₂ emissions from new development.	To avoid, reduce and manage flood risk.	To conserve natural resources and minimise pollution within the Borough.	To protect and enhance biodiversity and habitats	To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	To promote local employment opportunities, skills and training within the Borough	To enhance vitality & viability of Borough's town centres	To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	To meet the future local need for housing and the Borough's share of London's need	To ensure access to education and health facilities for all	To ensure access to sport and leisure facilities for all	To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	To protect and enhance the provision and quality of the Borough's open environment	To protect and enhance the quality of built design, townscape quality and the historic environment	To reduce social deprivation, health dep. and fuel poverty	To reduce social exclusion, address inequalities and improve access to service & community facilities for all
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework, since this improved wording does not reflect a material change to planning policy. Originator/ Consultee Ref: Mr Mandeep Jutry, Planning Advisor, Viridor (145/48)/ Council: Issue 6, Wandle Valley Renewal Question 2																
MM33 - Policy 5 Wandle Valley Renewal - Part i (Page 36) Amend Policy 5(i) as follows: The council will work with Transport for London (Sustrans), the Environment Agency, Thames Water, The London Wildlife Trust, the Wandle Valley Regional Park Working-Group Trust , Groundwork London and The Wandle Trust to: <ul style="list-style-type: none"> improve the water quality of the river, in particular lowering levels of phosphates and limiting sewage and run-off. expand the network of walking and cycling routes, including the Wandle Trail. enhance the river banks for biodiversity by removing hard infrastructure. take a river-wide corridor approach to manage flooding, make adaptations to climate change and provide sustainable drainage. mitigate or remove effects of barriers on wildlife movement. seek to improve the visual appearance and biodiversity value of the Beddington Carrier. achieve good ecological potential for the River Wandle by 2027. 																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework, since this improved wording does not reflect a material change to planning policy. Originator/ Consultee Ref: Council: Issue 6, Wandle Valley Renewal Question 2																

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
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Changes to Local Plan Policies																
MM34 - Policy 5 Map entitled 'Wandle Valley Renewal' - Key (Page 38)																
Amend Map as follows:																
Wandle Valley Regional Park Green Spaces Safeguarded for the Wandle Valley Regional Park																
<i>Amended boundary of 'New or Improved Employment Areas'</i>																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework.																
Originator/ Consultee Ref: Council: Issue 6, Wandle Valley Renewal Question 2/ Inspector's Post Hearings Advice (ED42)																
MM35 - Policy 7 Housing Density (Page 47)																
Amend Policy 7 as follows:																
<i>Local Character</i> a The council will permit new dwellings and conversions of existing properties provided the density is appropriate suitable to the local character and taking into account the characteristics of Conservation Areas, Areas of Special Local Character and respecting the Suburban Heartlands.																
<i>Within Sutton Town Centre</i> ab As a guide, the council will expect new developments to be within the Central Setting of the London Plan Density Matrix (see Table 1 below). This will be applied within the Sutton Town Centre boundary (see Appendix 1, Map 1.1 and Policies Map).																
Within the Sutton Town Centre Area of Potential Intensification bc As a guide, the council will expect new developments to be within the Urban Setting of the London Plan Density Matrix (see Table 1 below). This will be applied to an area within approximately 800 metres walking distance of Sutton Town Centre (see Appendix 1, Map 1.1 and Policies Map).																
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SA FRAMEWORK OBJECTIVES

<p>(A) Environmental Sustainability</p> <p><i>UK Sustainable Development Strategy Principle:</i> <i>"Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i></p>	<p>(B) Sustainable Economic Growth</p> <p><i>UK Sustainable Development Strategy Principle:</i> <i>"Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i></p>	<p>(C) Sustainable Communities</p> <p><i>UK Sustainable Development Strategy Principle:</i> <i>"Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i></p>	<p>(D) Quality of Life and Equalities</p> <p><i>UK Sustainable Development Strategy Principle:</i> <i>"Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i></p>
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<p>Changes to Local Plan Policies</p>	<p>(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO₂ emissions from new development.</p>	<p>(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.</p>	<p>(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.</p>	<p>(4) BIODIVERSITY To protect and enhance biodiversity and habitats</p>	<p>(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy</p>	<p>(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough</p>	<p>(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres</p>	<p>(8) AREA RENEWAL To secure inward investment for area renewal projects to deliver environmental & business improvements at neighbourhood level</p>	<p>(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need</p>	<p>(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all</p>	<p>(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all</p>	<p>(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO₂ emissions from transport</p>	<p>(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment</p>	<p>(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment</p>	<p>(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty</p>	<p>(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all</p>
<p>Within District Centres and the Areas of Potential Intensification (APIs) As a guide, the council will expect new developments to be within the Urban Setting of the London Plan Density Matrix (see Table 1 below). This will be applied to an area within approximately 400 metres walking distance of a district centre (see Appendix 1, Maps 1.2-1.8 and Policies Map).</p> <p>Within the Suburban Heartlands (all other residential areas) Developments should maintain and seek to enhance the quality of the borough's environment ensuring all new development respects the positive features of Sutton's character, reinforcing local distinctiveness and a sense of identity. The council will apply the Suburban Setting of the London Plan Density Matrix (see Table 1 below) to these areas.</p> <p>For Areas of Potential Intensification see Appendix 1, Maps 1.1 to 1.8 and Policies Map</p> <p>Add Table 1 under 'Advice on Meeting the Policy.'</p> <p>Table 1: London Plan Density Matrix</p>																

Setting	Public Transport Accessibility Level (PTAL)		
	0 to 1	2 to 3	4 to 6
Suburban	35-55 u/ha	35-65 u/ha	45-90 u/ha
	40-65 u/ha	40-80 u/ha	55-115 u/ha
	50-75 u/ha	50-95 u/ha	70-130 u/ha
Urban	35-65 u/ha	45-120 u/ha	45-185 u/ha
	40-80 u/ha	55-145 u/ha	55-225 u/ha
	50-95 u/ha	70-170 u/ha	70-260 u/ha
Central	35-80 u/ha	65-170 u/ha	140-290 u/ha
	40-110 u/ha	80-210 u/ha	175-355 u/ha
	50-110 u/ha	100-240 u/ha	215-405 u/ha

By applying the Suburban Setting of the London Plan Density Matrix to the Suburban Heartlands of the Borough, this modification would be expected to lead to marginally higher housing densities in Areas of Potential Intensification (APIs), taking account of prevailing PTAL levels. There are therefore potential benefits in terms of overall housing delivery but residential developments built at higher densities should be avoided in order to ensure that there are no adverse impacts on townscape.

Originator/ Consultee Ref: Council: Issue 7, Question 1/ Council wording change in response to Inspector's Other Matters (ED4)/ In response to Inspector's Issue 7 (ED4) and discussions arising from

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability	(B) Sustainable Economic Growth	(C) Sustainable Communities	(D) Quality of Life and Equalities												
	<p><i>UK Sustainable Development Strategy Principle:</i> "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</p>	<p><i>UK Sustainable Development Strategy Principle:</i> "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".</p>	<p><i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</p>	<p><i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</p>												
<p>Changes to Local Plan Policies</p>	<p>(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO₂ emissions from new development.</p>	<p>(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.</p>	<p>(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.</p>	<p>(4) BIODIVERSITY To protect and enhance biodiversity and habitats</p>	<p>(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy</p>	<p>(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough</p>	<p>(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres</p>	<p>(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level</p>	<p>(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need</p>	<p>(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all</p>	<p>(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all</p>	<p>(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO₂ emissions from transport</p>	<p>(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment</p>	<p>(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment</p>	<p>(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty</p>	<p>(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all</p>

MM38 - Policy 8 Affordable Housing – Part d (Page 49)

Amend Policy 8d as follows:

d The council will expect the affordable housing contributions for developments of 11 units or more gross to be made on-site but, in exceptional cases, where it can be demonstrated that it would be more beneficial to the council's affordable housing objectives, the council may accept the provision of affordable housing off-site, or a payment in lieu.

e Where schemes are brought forward for ten or fewer dwellings, the developer will need to satisfy the council that:

– (i) the proposal does not represent an underdevelopment of the site **with having regard to the character of the area, the level of public transport accessibility (PTAL rating) and the London Plan Density Matrix (see Policy 7 (Housing Density)), or:**

– (ii) a large site is not brought forward in phases to avoid the threshold at each stage. In such circumstances, the council will apply the affordable housing target to subsequent phases based on the capacity of all phases, including those already permitted or built.

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By ensuring that development proposals for 10 or fewer dwellings do not represent an under development of the site, having regard to the character of the area, the level of public transport accessibility (PTAL rating) and the London Plan Density Matrix, this modification would be expected to have beneficial impacts on overall housing delivery.

Originator/ Consultee Ref: In response to discussions arising from Day 5 of the hearing sessions

KEY

- + Small beneficial impact
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- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
MM39 - Policy 8 Affordable Housing – Paragraph 8.5 of Supporting Text (Page 49)																
Amend Paragraph 8.5 as follows: The policy applies to all new housing developments, including changes of use for wholly residential and mixed use sites incorporating residential use, where planning permission is required. <u>In considering whether sites are capable of delivering 11 units or more, the council will have regard to the character of the area, the level of public transport accessibility (PTAL rating) and the London Plan Density Matrix.</u>																
												+		+?		
This modification will have beneficial impacts for townscape quality and sustainable transport objectives. Originator/ Consultee Ref: In response to discussions arising from Day 5 of the hearing sessions.																
MM40 - Policy 8 Affordable Housing – Paragraph 8.6 of Supporting Text (Page 49)																
Delete Paragraph 8.6 as follows: <u>In order to meet the borough-wide target, the council will seek to achieve 50% affordable housing provision on all sites capable of delivering 11 units or more gross and which have a maximum combined gross floorspace of more than 1,000m², either in terms of the number of units on site, or the overall residential floorspace of the development and that 75% of the units should be for social or affordable rent. The council will also seek a payment of £X per unit on sites below the threshold of being "capable of delivering 11 units or more gross units or a maximum combined gross floorspace of 1,000m²". The council recognises, however, that it may not be financially viable to provide 50% affordable housing on all individual sites, or a contribution below the threshold of 11 units</u>																
									+?						-?	-?
This modification could have beneficial impacts on overall housing delivery by removing the policy target that 75% of the unit on sites capable of delivering 11 units or more should be for social or affordable rent (therefore improving commercial viability). However they are likely to be some adverse impacts in relation to the total number and proportion of affordable units delivered within the Borough and thus addressing social deprivation.. Originator/ Consultee Ref: Inspector's Post Hearings Advice (ED42)																

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability <i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				(B) Sustainable Economic Growth <i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".</i>				(C) Sustainable Communities <i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				(D) Quality of Life and Equalities <i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
concentration of HMOs in the vicinity where the cumulative effect of the HMOs harms the character of the area. Concentration which harms the area will be considered as where more than 20% of properties 100 metres either side of the proposal site are HMOs, with an HMO defined as student accommodation, recorded or known to be an HMO by the council or has a C4/Sui Generis planning consent. (vii) Does not lead to a concentration of HMOs in the vicinity where the cumulative effect of the HMOs harms the character of the area (see Policy 28).																
This modification will have beneficial impacts for meeting housing needs at the same time as protecting the character and appearance of residential areas, particularly within the suburban heartlands. Originator/ Consultee Ref: Council: Issue 7, Question 3																
MM46 - Policy 11 Communal Accommodation and Specialist Housing – Part a (Page 57)																
Amend Policy 11(a) as follows: (a) New care homes for older people will not be permitted unless where they meet a specific need that is not provided by other existing care homes in the borough																
This modification consists of a slight change in emphasis which might in certain circumstances have positive benefits terms of meeting future need for care homes within the borough Originator/ Consultee Ref: Ms Rachael Dickson, BSC (Hons) Dip TP MRTPI, Associate, The JTS Partnership LLP (301/90)																
MM47 - Policy 11 Communal Accommodation and Specialist Housing – Part b (Page 57)																
Delete Policy 11(b): (b) Redevelopments of and alterations and extensions to care homes for older people will not be permitted if the proposals do not result in an improvement in the level of care.																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework. Originator/ Consultee Ref: Ms Rachael Dickson, BSC (Hons) Dip TP MRTPI, Associate, The JTS Partnership LLP (301/90)																

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle:</i> "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"				<i>UK Sustainable Development Strategy Principle:</i> "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all

Changes to Local Plan Policies

MM48 - Policy 11 Communal Accommodation and Specialist Housing – Part d (Page 57)

Amend Policy 11(d) as follows: Planning permissions for Housing with Care for Older People, Sheltered Housing and Retirement Housing will be granted, provided that: (i) The site is within reasonable walking distance of shops and services. (ii) The the proposal provides accommodation of a type that is designed to meet the needs of older people. (iii) The proposal does not lead to a concentration of older peoples' housing in the vicinity where the cumulative effect harms the character of the area or the vitality of local shops and services.															
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This modification will have no significant impacts on any sustainability objectives or criteria making up the Council's SA Framework.
Originator/ Consultee Ref: Inspector's Post Hearings Advice (ED42)

MM49 - Policy 11 Communal Accommodation and Specialist Housing – Part e (Page 57)

Amend Policy 11(e) as follows: Planning permissions for Housing with Care for Vulnerable Groups and Residential Units for Young People in Need of Support will be granted provided that: (i) The site is within reasonable walking distance of shops and services and has good public transport accessibility. (ii) The proposal provides accommodation of a type that is designed to meet the needs of the client group. (iii) The proposal does not lead to a concentration of care facilities in the vicinity where the cumulative effect harms the character of the area or the vitality of local shops and services															
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This modification will have no significant impacts on any sustainability objectives or criteria making up the Council's SA Framework.
Originator/ Consultee Ref: Inspector's Post Hearings Advice (ED42)

KEY

- + Small beneficial impact
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- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
Changes to Local Plan Policies	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-ment & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
MM52 - Policy 12 Gypsy and Traveller Accommodation – 1st sentence (Page 60)																
Amend 1 st sentence of Policy 12 as follows: Planning permission for further Gypsy and Traveller sites will only be permitted when a site meets an identified need and satisfies the following criteria:																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework. Originator/ Consultee Ref: In response to Inspector's Issue 7 (ED4) and discussions arising from Day 5 of the hearing sessions																
MM53 - Policy 12 Gypsy and Traveller Accommodation – last line (Page 60)																
Amend last line of Policy 12: Safeguarded for Gypsy and Traveller sites Land Limited to Gypsy and Traveller Sites										+					+	
This modification has a possible beneficial impact on meeting the housing needs for the gypsy and traveller community by ensuring that the identified sites are limited to this use only and not merely 'safeguarded' Originator/ Consultee Ref: Council: Issue 7, Gypsies and Travellers, Question 4																
MM54 - Policy 13 Housing and Garden Land – Parts a-d (Page 62)																
Amend Policy 13(a)-(d) as follows The council will not grant planning permission for the development of back garden land where the site, either individually or as part of a larger street block: a Makes an important contribution to the character and appearance of the surrounding area. b Is considered to be of local ecological value by the council. c Is likely to make a significant contribution to mitigating the impacts of climate change minimising the risk of flooding in Flood Zones 2 and above or in a critical drainage area. d Where the development of the site would adversely affect the amenity of future occupiers or those currently occupying adjoining or nearby properties.	+	+														
This modification has a beneficial impact on avoiding, reducing and managing flood risk and ensuring that garden land is protected where it is likely to make a significant contribution to mitigating climate change. Originator/ Consultee Ref: In response to Inspector's Issue 7 (ED4) and discussions arising from Day 5 of the hearing sessions																

KEY

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal projects to deliver environmental & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
<p>provided that the proposal will provide one full-time job or equivalent per 60m² of floorspace or denser.</p> <p>b The council will support proposals which intensify industrial floorspace in the Beddington Strategic Industrial Location either by the recon-figuration of sites or the amalgamation of sites.</p> <p>c The council has designated Land to the West of Beddington Lane (Site Allocation S76) as an extension to the Beddington Strategic Industrial Location.</p> <p>e d Outside the Strategic Industrial Locations and Established Industrial Areas, proposals resulting in the loss of industrial / business floorspace will not be granted planning permission unless it can be demonstrated that:</p> <p>(i) The retention of existing use will have an adverse effect on residential amenity and there is no reasonable prospect that this effect can be alleviated by retaining the use.</p> <p>(ii) There is genuine evidence that the site has been marketed for a period of 12 months at an appropriate rate a reasonable market rent for its location and condition</p>																
	Designating the Land to the West of Beddington Lane (S76) for industry is considered to have beneficial impacts on economic growth and investment, employment and area renewal by meeting the future need for employment floorspace within the Borough. However there will be adverse impacts on protecting and enhancing the Borough's open environment and on promoting public access to leisure arising from the de-designation of Metropolitan Open Land (MOL) at Beddington Farmlands and thus losing part of the Wandle Valley Regional Park.															
	Originator/ Consultee Ref: Inspector's Post Hearings Advice (ED42)/ Council wording change in response to Inspector's Other Matters (ED4)															
MM57 - Policy 15 Industrial Use (Page 66)																
Amend Policy 15 as follows:																
a Within Strategic Industrial Locations and Established Industrial Areas, development will be expected to contribute to environmental and transport improvements, either through on-site works or through planning obligations, where appropriate necessary.																
b The council will grant permissions for proposals containing trade																

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse Impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
counters, provided that the display and sales areas are a maximum of 15% of the total net floorspace. c The council will grant permissions for ancillary uses which will assist the functioning of the Strategic Industrial Locations and Established Industrial Areas, such as small shops and cafes, provided that it can be shown that the use meets only the needs of the employees within the industrial area. d The council will support proposals from green businesses (excluding waste management, waste recovery, recycling and transfer which are covered in the South London Waste Plan), where they are appropriate suitable for the location proposed.																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework. Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																
MM58 - Policy 16 Office Development – Part a (Page 68)																
Amend Policy 16(a) as follows: The council will make provision for enable the delivery of 23,000m ² of new B1(a) office space over the plan period, of which approximately 70 per cent should all is likely to be in Sutton Town Centre.					+?	+?	+?									
This modification may have some benefits for promoting the delivery of office floorspace within other town centres outside of Sutton Town Centre Originator/ Consultee Ref: Council: Issue 5, Question 10/ Council wording change in response to Inspector's Other Matters (ED4)																
MM59 - Policy 16 Office Development – Part b (Page 68)																
Amend Policy 16(b) as follows: The council will support the development of office buildings providing company headquarters and small complexes of self-contained offices with an appropriate commensurate with the parking standards, in suitable locations																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework. Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
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- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle:</i> "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"				<i>UK Sustainable Development Strategy Principle:</i> "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all

Changes to Local Plan Policies

MM60 - Policy 16 Office Development – Part c (Page 68)

Amend Policy 16(c) as follows:

The council will not grant planning permission for proposals involving the loss of existing B1(a) office accommodation unless it is shown that the office accommodation is no longer required. The need for the particular office accommodation will be assessed against:

- (i) Proof of marketing for a 12-month period at an **appropriate reasonable** market value with a recognised agent. For proposals in Sutton Town Centre, an independent survey of office demand for the particular office type should be submitted with the application.
- (ii) Proof that opportunities to reconfigure and reuse the accommodation as offices have been exhausted.

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This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework

Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)

MM61 - Policy 16 Office Development – Part d (Page 68)

Amend Policy 16(d) as follows:#

If office space has been demonstrated no longer to be required, proposals involving the loss of ground floors office space in town centres will be required to be replaced by **an appropriate (an)other** town centre use(s) (see Glossary).

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This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework

Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle:</i> "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"				<i>UK Sustainable Development Strategy Principle:</i> "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all

MM62 - Policy 17 Town and Local Centre Development – Part a (Page 70)

Amend Policy 17(a) as follows: The council will make provision to deliver approximately 6,000m² of gross office floorspace outside of Sutton Town Centre, primarily in Wallington and Carshalton but also in other suitable locations. permit windfall office floorspace in District Centres and other suitable locations, subject to other policies in the plan.					+?	+?	+?								
This modification may have some benefits for promoting the delivery of office floorspace within other town centres outside of Sutton Town Centre Originator/ Consultee Ref: Council: Issue 5, Question 10															

MM63 - Policy 17 Town and Local Centre Development – Part b (Page 70)

Amend Policy 17(b) as follows: The council will make provision to deliver enable the delivery of approximately 7,200m ² of gross convenience retail floorspace in the following locations: circa 75% in the Wallington and Hackbridge District Centres, 15% in Cheam, 5% in North Cheam and 5% in Carshalton															
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)															

MM64 - Policy 17 Town and Local Centre Development – Part c (Page 71)

The council will make provision to deliver enable the delivery of approximately 2,220 <u>5,000</u> m ² of gross comparison retail floorspace in the following locations: circa 75% <u>90%</u> in Wallington and Hackbridge District Centres and 25% <u>10%</u> in Carshalton						+	+	+					+		
This modification will have positive benefits for promoting employment and town centre vitality and viability within Wallington and Hackbridge district centres which protecting the character and appearance of Carshalton district centre Originator/ Consultee Ref: Council: Issue 5, Question 2/ Council wording change in response to Inspector's Other Matters (ED4)															

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

(A) Environmental Sustainability	(B) Sustainable Economic Growth	(C) Sustainable Communities	(D) Quality of Life and Equalities
<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>	<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".</i>	<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>	<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>

(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-mental & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
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MM65 - Policy 17 Town and Local Centre Development – Part d (Page 71)

Amend Policy 17(d) as follows: The council will make provision to deliver enable the delivery of approximately 5,000m ² of gross food and beverage floorspace in the following locations 50% in the District Centres and 50% in the Local Centres															
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework. Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)															

MM66 - Policy 18 Shopping Frontages and Town Centre Uses – Part a (Page 73)

Amend Policy 18(a) as follows: Within Sutton Town Centre, District Centres and Local Centres, the council will grant planning permission for new development that: (i) is appropriate suitable to the scale, role, function and the character of the centre and its catchment (ii) makes optimum use of the site providing a town centre use or mix of town centre uses appropriate suitable to the scale of the development and its location within the centre. (iii) provides active frontages at ground floor level and is compatible with council's requirements on shopping frontages.															
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)															

MM67 - Policy 18 Shopping Frontages and Town Centre Uses – Part c (Page 73)

Amend Policy 18(c) as follows: Within the Primary Shopping Frontages of District Centres, the council will expect the proportion of A1 (retail) ground floor units not to fall below 65-55% and that there should not be more than three adjoining non-A1 uses within the Primary Shopping Frontage.															
++															
By applying a more realistic threshold for the proportion of A1 (retail) ground floor units within the Primary Shopping Frontage of 55%, this modification could have benefits in terms of maintaining the vitality and viability of district centres Originator/ Consultee Ref: In response to Inspector's Issue 8 (ED4) and discussions arising from Day 5 of the hearing sessions.															

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle:</i> "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"				<i>UK Sustainable Development Strategy Principle:</i> "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-ment & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
MM68 - Policy 18 Shopping Frontages and Town Centre Uses – Part d (Page 73)																
Amend Policy 18(d) as follows: Within the Secondary Shopping Frontages of Sutton Town Centre and District Centres, the council will consider other town centres uses (for definition see glossary and box above) as appropriate suitable uses provided that the proposed development does not result in more than three adjoining non-A1 uses.																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework. Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																
MM69 - Policy 18 Shopping Frontages and Town Centre Uses – Part f (Page 73)																
Amend Policy 18(f) as follows: Within Shopping Frontages and Local Centres the council will not grant planning permission for conversions or change of use which result in C2/C3/C4 (residential) ground floor uses, where permission is required, unless the unit is vacant and it has been demonstrated that it has been marketed at an reasonable market rent through a recognised agent for 12 months.																
This modification may have beneficial impacts in terms of meeting housing needs although in some cases there could be possible negative impacts on the vitality and viability of local centres Originator/ Consultee Ref: In response to Inspector's Issue 8 (ED4) and discussions arising from Day 5 of the hearing sessions																
MM70 - Policy 19 Local Centres and Isolated Shops – Part b (Page 75)																
In addition to the existing local centres, the council will not grant planning permission for the change of use from A1 uses (particularly those involving cold food sales, newsagents, chemists and post offices) to other uses unless it is demonstrated that: (i) An A1 use providing similar goods is easily accessible to serve local residents. (ii) The shop unit has been marketed at an appropriate a																

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse Impact
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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle:</i> "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"				<i>UK Sustainable Development Strategy Principle:</i> "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."			
Changes to Local Plan Policies	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
reasonable market rent with a recognised agent for 12 months. (iii) Proposals will not lead to an over-concentration of single uses																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																
MM71 - Policy 19 Local Centres and Isolated Shops – Part c (Page 75)																
Delete Part (c) as follows: Aside from A1 uses, the council will permit the change of use between town centre uses, provided that: (i) Convenient local shopping facilities are maintained. (ii) Proposals will not lead to an over-concentration of single uses. NB: Subsequent clauses to be renumbered																
This modification will have no significant impacts on any sustainability objectives or criteria making up the Council's SA Framework. Originator/ Consultee Ref: In response to Inspector's Issue 8 (ED4) and discussions arising from Day 5 of the hearing sessions																
MM72 - Policy 19 Local Centres and Isolated Shops – Part d (Page 75)																
Amend Policy 19(d) as follows: Outside town and local centres, the council will not grant planning permission for the loss of A1 shops within areas of more than 400 metres walking distance from alternative shopping facilities, unless it has been demonstrated and that the shop has been marketed at an appropriate a reasonable market rent through a recognised agent for 12 months.																
This modification will have no significant impacts on any sustainability objectives or criteria making up the Council's SA Framework Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle:</i> "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"				<i>UK Sustainable Development Strategy Principle:</i> "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."			
Changes to Local Plan Policies	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-ment & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
MM73 - Policy 19 Local Centres and Isolated Shops – Part e (Page 75)																
Amend Policy 19(e) as follows:																
The council will encourage new convenience shops within existing communities or as part of new development provided that the proposals are of an appropriate a suitable scale to the locality.																
This modification will have no significant impacts on any sustainability objectives or criteria making up the Council's SA Framework																
Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																
MM74 - Policy 22 Social and Community Infrastructure – Part a (Page 82)																
Amend Policy 20(a) as follows:																
The council will grant planning permission for the development of social and community infrastructure (as defined in the glossary) where it:																
(i) is accessible by a range of transport modes, in particular by walking, cycling & public transport.																
(ii) provides flexible and adaptable space, where appropriate practicable .																
(iii) is close to or accessible to the community it is intended to serve and is of an appropriate a suitable scale to meet that need.																
(iv) is designed and sited to enable the shared use of premises and playing fields for community purposes																
(v) would not have any adverse environmental effects.																
(vi) in the case of proposals for large developments generating significant numbers of trips, such as indoor sports facilities, are located within or on the edge of town centres or other areas of higher public transport accessibility																
This modification will have no significant impacts on any sustainability objectives or criteria making up the Council's SA Framework																
Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
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MM77 - Policy 24 Green Belt and Metropolitan Open Land – Paragraph 24.3 of Supporting Text (Page 87)																
Amend Paragraph 24.3 as follows: However, the council is making two amendments one amendment to the Green Belt boundary. It is taking the housing estate including Damson Way (to the east), Lawson Walk (to the south) and Burns Close (to the west) out of the Green Belt as this is area is an established extension to the residential area and performs no Green Belt function. In addition, the council is making a modest extension to the Gypsy and Traveller site which is in the Green Belt but, as with the current site, the Green Belt designation will wash over the site, and the current Gypsy and Traveller sites and the extension will be removed from the Green Belt and become an inset in the Green Belt and re-designated as "Land Limited to Gypsy and Traveller Sites.																
Taking the proposed extension to the gypsy and traveller site (0.58 ha) at Woodmansterne, Carshalton Road out of Green Belt designation will have an adverse (although small) impact on the permannence and integrity of the Green Belt (see MM54 above). However the other de-designation including Damson Way (to the east), Lawson Walk (to the south) and Burns Close (to the west) will have no material effect since this land currently performs no green belt function.																
Originator/ Consultee Ref: Inspector's Post Hearings Advice (ED42)																

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
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Changes to Local Plan Policies																
MM78 - Policy 24 Green Belt and Metropolitan Open Land – Paragraph 24.5 of Supporting Text (Page 87)																
Amend Paragraph 24.5 as follows																
The borough has 18 areas of MOL (some of the areas have been amalgamated since the last plan) and two areas have been extended: Mayflower Park in Worcester Park is bigger on the ground than planned by 1.4ha and Grove Park, Carshalton, has been extended by 0.7 hectares. However, two areas have been taken out of Metropolitan Open Land: Rosehill Recreation Ground will lose 2.7ha in order for a new school to be built, and a 4.4ha site to the west of Beddington Lane has been designated as Strategic Industrial Land.																
Although this modification involves the de-designation of 2.7 ha MOL at the Rosehill Recreation Ground, which was previously intended to 'wash-over' the site of the new secondary school at this location (S98), there will be no material impact on the provision or quality of the the borough's open environment. This is because the new school buildings will occupy the same footprint as the existing sports facility. However, the small increase to the site boundary may have a small impact on open space																
Originator/ Consultee Ref: Inspector's Post Hearings Advice (ED42)																
MM79 - Policy 24 Green Belt and Metropolitan Open Land – Parts a-c (Page 88)																
Amend Policy 24(a)-(c) as follows:																
<p>a The council has removed one site from the Green Belt and allocated it as an extension to the existing Gypsy and Traveller Site at land south of The Pastures, Carshalton Road (Site Allocation 104), The council has removed two sites from Metropolitan Open Land for a school on Rosehill Recreation Ground (Site Allocation S98), and to extend the Beddington Strategic Industrial Location on Land to the West of Beddington Lane (Site Allocation 76).</p> <p>b The council has amended the Green Belt boundary to remove the housing estate including Damson Way (to the west),</p>																

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	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>																	
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<p>Lawson Walk (to the south) and Burns Close (to the east).</p> <p>cThe council has amended MOL boundaries so that the Mayflower Park, Worcester Park boundary follows the road and line of built development, and that Grove Park, Carshalton, includes the former school playing field.</p> <p>cThe council is allocating an extension to the existing Gypsy and Traveller Site in the Green Belt and a school on Rosehill Recreation Ground MOL. In both cases existing designations will wash over the site.</p>																														
<p>Green Belt (parts a and b) Taking the proposed extension to the gypsy and traveller site (0.58 ha) at Woodmansterne, Carshalton Road out of Green Belt designation will have an adverse (although small) impact on the permamnce and integrity of the Green Belt (see MM54 above). However the other de-designation including Damson Way (to the east), Lawson Walk (to the south) and Burns Close (to the west) will have no material effect since this land currently performs no green belt function (see MM82)</p> <p>MOL (part c) Although this modification involves the de-designation of 2.7 ha MOL at the Rosehill Recreation Ground, which was previously intended to 'wash-over' the site of the new secondary school at this location (S98), there will be no material impact on the provision or quality of the the borough's open environment. This is because the new school buildings will occupy the same footprint as the existing sports facility (see MM83). However, the small increase to the site boundary may have a small impact on open space.</p> <p>Originator/ Consultee Ref: Inspector's Post Hearings Advice (ED42)</p>																														
<p>MM80 - Policy 24 Green Belt and Metropolitan Open Land – Parts d-f (Page 88)</p> <p>Amend Policy 24(d)-(f) as follows</p> <p>d The council will not grant planning permission for inappropriate development in the Green Belt or Metropolitan Open Land unless very special circumstances other material considerations clearly outweigh harm to the Green Belt or Metropolitan Open Land and can be demonstrated constitute very special circumstances which clearly outweigh the harm to the Green Belt or Metropolitan Open Land. The construction of new or replacement buildings and structures or the re-use of buildings and structures in the Green Belt and Metropolitan Open Land will be inappropriate unless it is for the following purposes:</p>																											?			

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	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
Changes to Local Plan Policies	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal projects to deliver environmental & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
<p>(i) agriculture, horticulture or animal-related businesses.</p> <p>(ii) appropriate facilities for outdoor sport and recreation and cemeteries and as long as the new or replacement buildings or structures or the re-use of buildings and structures have a minimal effect on/preserve the openness of the Green Belt or Metropolitan Open Land.</p> <p>e The council will grant planning permission for extensions to, alterations to and the replacement of an existing buildings and or structures in the Green Belt provided that the effect on the openness of the Green Belt is minimal and that the increase in the external volume of the built form is no greater than 30% above the size of the original building or structure.</p> <p>f The council will not grant planning permission for development within or conspicuous from the Green Belt or Metropolitan Open Land if it has a detrimental impact on visual amenity.</p> <p>f The council will grant planning permission for redevelopment of previously developed sites comprising two or more non-ancillary buildings, excluding temporary buildings, which would not have a greater impact on the openness of the Green Belt and the purpose of including land within it than the existing development.</p> <p>For Green Belt and Metropolitan Open Land maps, see Appendix 5, Maps 5.1 to 5.21 5.22, and Policies Map</p>																
<p>This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework but the new wording is improvement on the previous version.</p> <p>Originator/ Consultee Ref: Council: Issue 10, Question 9/ In response to Inspector's Issue 10 (ED4) and discussions arising from Day 6 of the hearing sessions</p>																

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Changes to Local Plan Policies																
MM81 - Policy 25 Open Spaces – Part a(i) (Page 90)																
Amend Policy 25 Part a(i) as follows: The council will seek to retain the existing level of open space in the borough by: (i) refusing development of all open space and play space in the borough (as identified on the Policies Map) unless (1) it can be demonstrated that such development would preserve or enhance its open character, its function as a sport, leisure or recreational resource, and its contribution to visual amenity, or (2) the loss resulting from the proposed development would be replaced by equivalent or better provision in terms of quantity and quality in the local area.													+			
This modification is considered to have a beneficial impact on the provision and quality of the borough's open spaces by ensuring that any loss resulting from development on open space is replaced by equivalent or better provision in terms of quantity and quality. Originator/ Consultee Ref: In response to Inspector's Issue 10 (ED4) and discussions arising from Day 6 of the hearing sessions																
MM82- Policy 25 Open Spaces – Part b (Page 90)																
Amend Policy 25(b) as follows The council will encourage and support the provision of community-run and managed allotments and community food growing spaces in major new developments where possible and appropriate practicable.																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																

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MM83 - Policy 26 Biodiversity (Page 93)

Amend Policy 26 as follows:

(a) The council will protect and enhance Sites of Importance for Nature Conservation, Green Corridors and biodiversity. It will ensure the restoration of Beddington Farmlands is completed to the agreed quality and implement its Biodiversity Action Plan and agri-environment schemes. **Major new development should result in no net loss in biodiversity value, as assessed against the DEFRA biodiversity offsetting metric, the Environment Bank Biodiversity Impact Calculator or any metric which the council subsequently adopts formally.** New development should incorporate opportunities to enhance biodiversity, wherever possible

(b) The council will grant permission for developments that create, conserve or enhance biodiversity and improve access to nature, subject to other policies in the plan. In particular, the council will support the creation of:

- 1 hectare of new woodland.
- 2 hectares of new chalk grassland at **appropriate suitable** locations.
- Various habitat enhancements identified through the council's Biodiversity Action Plan and the Catchment Plans for the River Wandle and Beverley Brook

(c) The council will not grant planning permission within or adjacent to a SINC where there would be a damaging impact on the nature conservation value or integrity of the site, unless:

(i) the need for and the benefits of the development clearly outweigh the harm

(ii) where there are no reasonable alternative sites that would result in less harm

(iii) where development can demonstrate no net loss for biodiversity and, where possible, net gains for biodiversity by providing **appropriate** mitigation and / or compensation measures

(d) The council will not grant planning permission for development within a Green Corridor where there would be a significant damaging impact to the corridor, unless the need for and benefits of the development clearly outweigh the harm and where development can demonstrate no net loss for biodiversity by providing **appropriate** mitigation and / or compensation measures

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KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse Impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle:</i> "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"				<i>UK Sustainable Development Strategy Principle:</i> "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."			
	(1) CLIMATE CHANGE MITIGATION	(2) FLOOD RISK AND CLIMATE ADAPTATION	(3) POLLUTION & NATURAL RESOURCES	(4) BIODIVERSITY	(5) ECONOMIC GROWTH AND INVESTMENT	(6) EMPLOYMENT	(7) TOWN CENTRES	(8) AREA RENEWAL	(9) ACCESS TO HOUSING	(10) ACCESS TO EDUCATION AND HEALTH	(11) ACCESS TO SPORT & LEISURE	(12) SUSTAINABLE TRANSPORT	(13) OPEN ENVIRONMENT	(14) BUILT & HISTORIC ENVIRONMENT	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY
Changes to Local Plan Policies (e) <u>The council will grant planning permission for development provided that the development will not adversely affect the integrity and biodiversity of the Banstead Downs SSSI (adjacent to the London Borough of Sutton).</u> For Sites of Importance for Nature Conservation and Green Corridors, see Appendix 6, Maps 6.1 to 6.66 and Policies Map	To address the causes of climate change by minimising CO ₂ emissions from new development.	To avoid, reduce and manage flood risk.	To conserve natural resources and minimise pollution within the Borough.	To protect and enhance biodiversity and habitats	To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	To promote local employment opportunities, skills and training within the Borough	To enhance vitality & viability of Borough's town centres	To secure inward investment for area renewal progs to deliver environmental & business improvements at neighbourhood level	To meet the future local need for housing and the Borough's share of London's need	To ensure access to education and health facilities for all	To ensure access to sport and leisure facilities for all	To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	To protect and enhance the provision and quality of the Borough's open environment	To protect and enhance the quality of built design, townscape quality and the historic environment	To reduce social deprivation, health dep. and fuel poverty	To reduce social exclusion, address inequalities and improve access to service & community facilities for all
	This modification will have strongly beneficial; impacts on biodiversity by ensuring that major new development does not "result in no net loss in biodiversity value, as assessed against the DEFRA biodiversity offsetting metric, the Environment Bank Biodiversity Impact Calculator or any metric which the council subsequently adopts formally". Originator/ Consultee Ref: Ms Kirsty Macpherson, Natural England (356/98)/ Council wording change in response to Inspector's Other Matters (ED4)															
MM84 - Policy 27 Agricultural Land (Page 95)																
On agricultural land, defined as the Woodcote Green Belt: a The council will only grant permission for agricultural , horticultural and animal-related businesses only provided that they are of a scale appropriate with size of the site and they have a minimal effect on the openness of agricultural land. b The council will only permit development that would lead to the loss of the Best and Most Versatile Agricultural Land provided that if: (i) it has been demonstrated that the benefits of the development outweigh the loss of Best and Most Versatile Agricultural Land. (ii) the loss would not result in a reduction of the viability of the remaining agricultural land. c The council will not permit new agricultural , horticultural or animal-related business buildings unless it is satisfied that they are necessary, do not affect the character of the area and that there are no other suitable buildings on the site for the proposed use. The council will assess whether existing horticultural , agricultural, horticultural or commercial				+?									+?			

KEY

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability <i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				(B) Sustainable Economic Growth <i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				(C) Sustainable Communities <i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				(D) Quality of Life and Equalities <i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
Changes to Local Plan Policies	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
<p>buildings are being used for those purposes. Proposals must be accompanied by a comprehensive business diversification plan, which establishes how retaining the buildings the proposals will assist the viability of the business. The council will grant planning permission for residential units arising out of the replacement or redevelopment of vacant horticultural, agricultural, horticultural or commercial buildings, where required, provided that:</p> <p>(i) it can be demonstrated the building had been in active horticultural, agricultural, horticultural or commercial use for a significant 10-year period prior to its becoming vacant and there is no prospect of the building being used for horticultural, agricultural, horticultural or commercial in the future.</p> <p>(ii) it can be evidenced that a replacement building for agricultural, horticultural or commercial use would not be viable</p> <p>(iii) the residential unit will have a maximum plot size of 0.2ha for each detached dwelling and 0.1ha for each semi-detached dwelling.</p>																
	<p>This modification will have small but possibly beneficial impacts on open space and biodiversity by making it less likely that residential units will be permitted as part of the replacement or redevelopment of vacant horticultural, agricultural, horticultural or commercial buildings.</p> <p>Originator/ Consultee Ref: Council and Ms Charlotte Steel, General Manager, Sutton Community Farm (156/50) and Mr Samuel Smith, Independent Advisor (256/72)/ Council, Issue 10, Question 8/ Council wording change in response to Inspector's Other Matters (ED4)/ In response to Inspector's Issue 10 (ED4) and discussions arising from Day 6 of the hearing sessions</p>															
<p>MM85 - Policy 28 Character and Design – Part c (Page 98)</p> <p>Amend Policy 28(c) as follows</p> <p>Is of an appropriate a suitable scale, massing and height to the setting of the site and/or townscape</p>																
	<p>This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework</p> <p>Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)</p>															

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
Changes to Local Plan Policies	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal projects to deliver environmental & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
MM86 - Policy 28 Character and Design – Part e (Page 98)	Makes a positive contribution to the street frontage, streetscene and / or public realm, such as using railings and low walls where appropriate practicable															
	This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)															
MM87 - Policy 28 Character and Design (Page 98)	Insert additional criterion to Policy 28 as follows: n Maintains the setting and visual amenity of the Green Belt, Metropolitan Open Land, Public Open Space and Urban Green Space. Subsequent clauses to be renumbered															
	This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework since this clause has been moved from the previous version of the Green Belt policy. Originator/ Consultee Ref: In response to Inspector's Issue 10 (ED4) and discussions arising from Day 6 of the hearing sessions															
MM88 - Policy 28 Character and Design – Part p (Page 99)	The Mayor of London requires boroughs to identify Areas of Taller Building Potential. In addition to being located within the zones areas the council has identified and the requirements of character and design set out above, taller buildings will be expected to: (i) Be of exemplar design and make a positive contribution to the quality of the local and wider townscape and skyline. (ii) Integrate visually with the townscape and streetscape, particularly in terms of an active ground floor frontage. (iii) Include a mix of functions that are widely used by the public (such as gyms or retail outlets) in order to ensure the successful integration into the local area, where appropriate practicable . (iii) Ensure safe, attractive and comfortable amenity/open spaces designed to support social															
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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability <i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				(B) Sustainable Economic Growth <i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".</i>			(C) Sustainable Communities <i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				(D) Quality of Life and Equalities <i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
interaction and cohesion and engender a sense of place in predominantly residential developments. (iv) Ensure safe, attractive and comfortable amenity/open spaces designed to support social interaction and cohesion and engender a sense of place in predominantly residential developments. v) Protect the setting of any designated heritage assets, the amenity of neighbours and surrounding occupiers and the overall historic character that makes an area distinctive and special																
This modification will have a small but positive impact on the built and historic environment. Originator/ Consultee Ref: Ms Katharine Fletcher, Historic Environment Planning Adviser, Historic England (246/71)/ Council wording change in response to Inspector's Other Matters (ED4)																
MM89 - Policy 30 Heritage – Part a (Page 103)																
Amend Policy 30(a) as follows The council will conserve and, where appropriate practicable , enhance the borough's historic environment. This comprises: listed buildings and structures, scheduled ancient monuments, conservation areas, historic parks and gardens, areas of special local character, locally listed buildings and undesignated archaeological remains																
This modification will have no significant impacts on any sustainability objectives or criteria making up the Council's SA Framework Originator/ Consultee Ref: Ms Katharine Fletcher, Historic Environment Planning Adviser, Historic England. 247/71 (Part 3 of 6) /Council wording change in response to Inspector's Other Matters (ED4)																
MM90 - Policy 30 Heritage – Part b (Page 103)																
Development that has an impact upon a heritage asset will be expected to conserve and, where appropriate practicable , enhance its significance. The council will expect that new development integrates into the historic environment and will look for opportunities from new development affecting heritage																

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
assets and their settings to enhance or better reveal their significance																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework Originator/ Consultee Ref: Ms Katharine Fletcher, Historic Environment Planning Adviser, Historic England. 247/71(Part 3 of 6)/ Council wording change in response to Inspector's Other Matters (ED4)																
MM91 - Policy 30 Heritage: Part g(i) (Page 103)																
Amend Policy 30(g)(i) as follows: The council will: (i) expect development within a Conservation Area to conserve and, where appropriate practicable , to enhance those elements which contribute to the Conservation Area's special character or appearance. These elements may include landscaped areas, gardens, trees, hedges and boundary treatments as well as the built form. In considering development proposals, consideration will be given to matters including height, scale, massing, materials, urban grain and layout, the public realm and views into and out of the conservation area.																
This modification will have a beneficial impact on protecting and enhancing the special character and appearance of Conservation Areas Originator/ Consultee Ref: Ms Katharine Fletcher, Historic Environment Planning Adviser, Historic England. 247/71 (Part 4 of 6) / Council wording change in response to Inspector's Other Matters (ED4)																
MM92 - Policy 30 Heritage: Part g(iii) (Page 104)																
Amend Policy 30(g) (iii) as follows: (iii) expect development outside a Conservation Area but which would affect a Conservation Area to conserve and, where appropriate practicable , enhance those elements which contribute to the Conservation Area's special character or appearance																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle:</i> "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"				<i>UK Sustainable Development Strategy Principle:</i> "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
MM93 - Policy 30 Heritage: Part h(i) (Page 104)																
Amend Policy 30(h)(i)																
The council will: (i) expect that development conserves and, where appropriate practicable , enhances Historic Parks and Gardens and their settings																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework																
Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																
MM94 - Policy 30 Heritage: Part i(i) (Page 104)																
Amend Policy 30(i)(i) as follows:																
The council will: (i) expect development within an Area of Special Local Character conserves and, where appropriate practicable , enhances those elements which contribute to the Area of Special Local Character's particular character or appearance																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework																
Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																
MM95 - Policy 30 Heritage: Part i(ii) (Page 104)																
Amend Policy 30(i)(ii) as follows:																
The council will: (ii) expect development outside an Area of Special Local Character but which would affect an Area of Special Local Character to conserve and, where appropriate practicable , enhance those elements which contribute to the Area of Special Local Character's particular character or appearance																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework.																
Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																

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SA FRAMEWORK OBJECTIVES

<p>(A) Environmental Sustainability</p> <p><i>UK Sustainable Development Strategy Principle:</i> <i>"Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i></p>	<p>(B) Sustainable Economic Growth</p> <p><i>UK Sustainable Development Strategy Principle:</i> <i>"Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".</i></p>	<p>(C) Sustainable Communities</p> <p><i>UK Sustainable Development Strategy Principle:</i> <i>"Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i></p>	<p>(D) Quality of Life and Equalities</p> <p><i>UK Sustainable Development Strategy Principle:</i> <i>"Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i></p>
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	<p>(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO₂ emissions from new development.</p>	<p>(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.</p>	<p>(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.</p>	<p>(4) BIODIVERSITY To protect and enhance biodiversity and habitats</p>	<p>(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy</p>	<p>(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough</p>	<p>(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres</p>	<p>(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level</p>	<p>(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need</p>	<p>(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all</p>	<p>(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all</p>	<p>(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO₂ emissions from transport</p>	<p>(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment</p>	<p>(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment</p>	<p>(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty</p>	<p>(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all</p>
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MM96 - Policy 30 Heritage: Part k(i) (Page 104)

<p>Amend Policy 30(k)(i) as follows:</p> <p>The council will <u>(i) in consultation with the Greater London Archaeological Advisory Service, require the necessary level of investigation and recording for development proposals that affect, or have the potential to affect Sutton's archaeological heritage. Remains of archaeological importance, whether scheduled or not, should be protected in situ or, if this is not possible, excavated and removed as directed by the Greater London Archaeological Advisory Service. permit development within Archaeological Priority Areas if accompanied by an archaeological evaluation, which assesses the archaeological implications of the development and which proposes effective mitigation measures to safeguard the area from adverse development</u></p>																	
<p>This modification will strengthen the Local Plan policy stance relating to development proposals that affect, or have the potential to affect Sutton's archaeological heritage and is therefore considered to have a positive impact on the Borough's historic environment.</p>																	

Originator/ Consultee Ref: Ms Katharine Fletcher, Historic Environment Planning Adviser, Historic England. 247171 (Part 5 of 6)

MM97 - Policy 30 Heritage: Part l (Page 104)

<p>Amend Policy 30 (l) as follows:</p> <p><u>Where a scheme should be submitted for archaeological site-based survey and/or intervention, in addition to the method statement it will need to include analysis, publication and archive deposition of the material and the records made, and for the public dissemination of the results to further understanding. Where mitigation includes archaeological excavation, a scheme should be submitted for the excavation, analysis, publication and archive deposition of the records made, and for the public dissemination of the results to further understanding</u></p>																	
<p style="font-size: 2em;">+</p>																	

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-mental & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
This modification will strengthen the Local Plan policy stance relating to development proposals that affect, or have the potential to affect Sutton's archaeological heritage and is therefore considered to have a positive impact on the Borough's historic environment. Originator/ Consultee Ref: Ms Katharine Fletcher, Historic Environment Planning Adviser, Historic England. 247/71 (Part 6 of 6)																
MM98 - Policy 31 Carbon and Energy: Part b (2nd bullet point) (Page 106)																
Amend 2 nd bullet point as follows: (ii) a site wide combined heat and power (CHP) heating and/or cooling network supplied by low or zero-carbon energy																
			+													
This modification may under certain circumstances have beneficial impacts on local air quality in terms of minimising NO _x emissions from site-wide CHP networks (see Mayor's guidance on Preparing Energy Assessments March 2016 as amended) Originator/ Consultee Ref: Council, Issue 12, Part 2																
MM99 - Policy 31 Carbon and Energy: Part d (Page 106)																
Amend Policy 31(d) as follows: The council will collaborate with potential heat suppliers, energy service companies (ESCOs), major developers and the community to deliver a district heating networks to serve new and existing developments in Hackbridge and within other identified 'DE Opportunity Areas' over the plan period (Maps 10.1 and 10.2).																
	+					+										
This modification has beneficial impacts in terms of promoting district heating networks not only within the Hackbridge area but within other identified DE opportunity Areas within the Borough Originator/ Consultee Ref: Council, Issue 12, Part 2																
MM100 - Policy 32 Flood Risk and Sustainable Drainage: Part a (4th bullet point) (Page 111)																
Amend 4 th bullet point of Policy 32(a) as follows: Ensuring that all 'more vulnerable' and 'highly vulnerable' developments within Flood Zones 2 and 3 set finished floor levels a minimum of 300mm above the modelled 1 in 100 annual probability flood level including climate change <u>in accordance with the latest guidance published by the Environment Agency.</u>																
	+	+														+
This modification has beneficial impacts in terms of avoiding, reducing and managing flood risk and climate change mitigation by ensuring that all 'more vulnerable' and 'highly vulnerable' developments within Flood Zones 2 and 3 set finished floor levels a minimum of 300mm above the modelled 1 in 100 annual probability flood level including climate change in accordance with the latest EA guidance. Originator/ Consultee Ref: Mr James Togher, Sustainable Places Team Leader, Environment Agency (217/68)																

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle:</i> "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"				<i>UK Sustainable Development Strategy Principle:</i> "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-mental & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all

MM101 - Policy 32 Flood Risk and Sustainable Drainage: Part a (5th bullet point) (Page 111)

Amend 5 th bullet point of of Policy 32(a) as follows: Ensuring that any residual risks are safely mitigated through the use of appropriate flood resistance or resilience measures, including measures, including safe access and escape routes where required.															
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework (improved wording). Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)															

MM102 - Policy 32 Flood Risk and Sustainable Drainage: Part b (Page 111)

Amend Policy 32(b) as follows: Proposed developments should incorporate appropriate effective sustainable drainage (SuDS) measures as part of the design and layout of the development															
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework (improved wording). Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)															

MM103 - Policy 32 Flood Risk and Sustainable Drainage: Part b (2nd bullet point) (Page 111)

Insert an additional sentence at the end of the 2nd bullet point: ... In such cases, run-off rates must not exceed 3 times the calculated greenfield rate in accordance with Mayor's Sustainable Design and Construction SPG; and	+	+													
This modification has beneficial impacts in terms of avoiding, reducing and managing flood risk and climate change mitigation Originator/ Consultee Ref: Ms Ann Clarke, Strategic Planner, London Borough of Merton (99/34)															

MM104 - Policy 32 Flood Risk and Sustainable Drainage: Part b (4th bullet point) (Page 111)

Delete the 4th bullet point of Policy 32(b) as follows: • ensure the limiting discharge rate is at least 5 l/s at the point of discharge from the site	+	+													+
This modification has beneficial impacts in terms of avoiding, reducing and managing flood risk and climate change mitigation by allowing for greater attenuation of surface water run-off in most circumstances. Originator/ Consultee Ref: Dr Robin Saunders C. Build E, MCABE, BEng(Hons), PhD, Director, Innervision Design Ltd. 24/8 (Part 1 of 2)															

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle:</i> "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"				<i>UK Sustainable Development Strategy Principle:</i> "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."			
Changes to Local Plan Policies	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
MM105 - Policy 32 Flood Risk and Sustainable Drainage: Part c (Page 111)																
Amend Policy 32(c) as follows: All major development proposals should be accompanied by a Drainage Assessment Form and appropriate relevant surface water run-off calculations																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																
MM106 - Policy 32 Flood Risk and Sustainable Drainage: Paragraph 32.20 of Supporting Text (Page 113)																
Amend Paragraph 32.20 as follows: If greenfield runoff rates are not proposed, developers must demonstrate how all opportunities to minimise final site runoff, as close to the greenfield rate as practical, have been taken, taking account of ground conditions , the permeability of all existing and proposed surfaces on the site, any existing surface water drainage networks and the need to minimise the risk of blockage at the point of discharge from the site. Microdrainage calculations should be provided for a range of return periods up to and including the 1 in 100 year 6-hour rainfall event plus climate change																
	+?	+														
This modification has significant beneficial impacts in terms of avoiding, reducing and managing flood risk by minimising the risk of blockage at the point of discharge from development sites. Originator/ Consultee Ref: Dr Robin Saunders C. Build E, MCABE, BEng(Hons), PhD, Director, Innervision Design Ltd. 24/8n (Part 2 of 2)																
MM107 - Policy 34 Environmental Protection – After Paragraph 34.7 of Supporting Text (Page 121)																
Insert new text after Paragraph P34.7 and before Paragraph P34.8 under Policy 34 as follows: Water Supply and Sewerage Infrastructure In order to ensure that adequate water supply, surface water, foul drainage and sewage treatment capacity is in place to serve all new																
		+	+		+									+		

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability <i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				(B) Sustainable Economic Growth <i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				(C) Sustainable Communities <i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				(D) Quality of Life and Equalities <i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
developments, Developers and the relevant statutory will be required to demonstrate that there is adequate capacity both on and off the site to serve the development and that it would not lead to problems for existing users.																
By ensuring that adequate water supply, surface water, foul drainage and sewage treatment capacity is in place to serve all new developments, this modification will have beneficial impacts on minimising the risk of sewer flooding, conserving water resources and sust. growth. Originator/ Consultee Ref: Mr Chris Colloff, Savills on behalf of Thames Water Planning Policy. 141/44 (Parts 1-7 of 8)																
MM108 - Policy 34 Environmental Protection – final sentence of Part b (Page 124)																
Amend Policy 34(b) as follows																
Where appropriate necessary , the Council will negotiate Section 106 agreements with developers to deliver river restoration objectives.																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																
MM109 - Policy 34 Environmental Protection: Part b (Page 124)																
Insert new part of policy - after (b) with later sections re-numbered to add one:																
<u>Water Supply and Sewerage Infrastructure</u> b(i) Prior to the occupation of any development resulting in additional demand for on-and off-site water supply, surface water drainage, foul drainage and sewage treatment capacity:																
(i) the developer, together with the relevant statutory undertaker, should demonstrate that sufficient water supply, surface water drainage, foul drainage and sewage treatment capacity exists to serve the development; or																
(ii) extra capacity will be provided prior to any discharge of foul or surface																
		+	+		+									+		

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse Impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability <i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				(B) Sustainable Economic Growth <i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				(C) Sustainable Communities <i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				(D) Quality of Life and Equalities <i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
water from the site being occupied. <i>New part of policy - after (b) with later sections re-numbered to add one</i>																
By ensuring that adequate water supply, surface water, foul drainage and sewage treatment capacity is in place to serve all new developments, this modification will have beneficial impacts on minimising the risk of sewer flooding, conserving water resources and sust. growth Originator/ Consultee Ref: Mr Chris Colloff, Savills on behalf of Thames Water Planning Policy. 141/44 (Part 8 of 8)																
MM110 - Policy 34 Environmental Protection: Parts c-d (Page 124)																
Amend Policy 34(c)-(d) as follows:																
(c) All major development proposals with potentially significant adverse impacts on air quality; located within 150m of a sensitive receptor or incorporating CHP or biomass boilers should be accompanied by an Air Quality Assessment setting out:																
<ul style="list-style-type: none"> • impacts on existing receptors during the demolition/construction phase; • impacts on existing receptors once the development is occupied and operational; • impacts on future occupants of the development from exposure to the predicted levels of air pollution; and • cumulative impacts from other committed developments in the vicinity. 																
(d) All development proposals should seek to contribute towards the achievement of national air quality objectives as far as possible and support the objectives of the Council's Air Quality Action Plan. Any proposal that would have significant adverse impacts on air quality or expose the public to existing sources of air pollution will not be permitted unless appropriate mitigation measures are put in place to reduce these impacts to acceptable levels. Where necessary, the council will negotiate Section 106 agreements with developers to offset any unacceptable air quality impacts, including through the implementation of measures in Sutton's Air Quality Action Plan.																
(e) All development proposals should be at least 'air quality neutral' with respect to particulates (PM10s) and nitrogen oxides (NOx) based on the emissions benchmarks set out in Appendix 7 of the Mayor's Sustainable Design and Construction SPG as amended. Any proposed CHP or biomass boilers should meet the emissions standards in the Mayor's Sustainable Design and Construction SPG. Any individual or communal gas boilers should achieve a NOx rating of less than 40 mg/kWhr.																
c All development proposals should be at least 'air quality neutral' with respect to particulates (PM10s) and nitrogen oxides (NOx) based on the emissions benchmarks set out in Appendix 7 of the Mayor's Sustainable Design and Construction SPG. Any proposal that would have significant adverse impacts on air quality, lead to a breach of national air quality standards or expose the public to existing sources of air pollution will not be permitted unless appropriate mitigation measures are put in place to reduce these impacts to acceptable levels.																
d All major development proposals with potentially significant adverse impacts on air quality; located within 150m of a sensitive receptor or incorporating CHP or biomass boilers should be accompanied by an Air Quality Assessment setting out the potential impacts and proposed mitigation measures to make the development acceptable. Any CHP or biomass boilers should meet the emissions standards in the Mayor's Sustainable Design and Construction SPG. Any individual or communal gas boilers should achieve a NOx rating of less than 40 mg/kWhr.																
<i>Subsequent clauses to be renumbered</i>																
(see above)	+		+							+				+	+	
This modification will have significant beneficial impacts on minimising air pollution which disproportionately affect vulnerable groups within society (the young, the elderly and those with respiratory diseases). Originator/ Consultee Ref: In response to Inspector's Issue 12 (ED4) and discussions arising from Day 6 of the hearing sessions																
MM111 Policy 34 Environmental Protection – Part h (Page 125)																
Amend Policy 34(h) as follows:																
(h) Developments that would generate noise or vibration affecting existing noise-sensitive land-uses, such as housing, schools and hospitals, will not be permitted unless appropriate adequate mitigation measures are proposed to reduce the adverse impacts to acceptable																

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse Impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle:</i> "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"				<i>UK Sustainable Development Strategy Principle:</i> "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-mental & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies <ul style="list-style-type: none"> • <u>High Street / Old Gasworks junction improvements – by 2026.</u> • <u>Sutton Court Road (A232) / High Street junction improvements.</u> • <u>Cheam Road (A232) / St Nicholas Way / Sutton Park Road junction improvements – by 2026.</u> Other schemes: <ul style="list-style-type: none"> • <u>Sutton Court Road (A232) / High Street junction improvements.</u> • <u>Construction of a new road link between Grove Road and the Brighton Road / High street junction.</u> • <u>A new link connecting the northern end of the High Street and Marshalls Road using Burnell Road and Lewis Road.</u> • <u>Crown Road / High Street junction Improvements.</u> 																
This modification will have beneficial impacts on sustainable transport objectives through the inclusion of additional transport schemes within the policy. Originator/ Consultee Ref: In response to Inspector's Issue 6 (ED4) and discussions arising from Day 3 of the hearing sessions																
MM114 - Policy 36 Transport Impact – Part b (Page 131) Amend Policy 36(b) as follows: Therefore Transport Assessments and Travel Plans will be required for all major development applications, while for smaller developments Transport Statements will be required. <u>The thresholds whether a Transport Assessment, Transport Statement and/or Travel Plan will be required are set out in Appendix B of the Transport Assessments and Travel Plans SPD or any successor document.</u>																
This modification in itself will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework Originator/ Consultee Ref: Council: Issue 13, Question																

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse Impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle:</i> "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"				<i>UK Sustainable Development Strategy Principle:</i> "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."			
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MM115 - Policy 36 Transport Impact – Paragraph 36.2 of Supporting Text (Page 131)																
Amend Paragraph 36.2 as follows ... The council has also produced guidance on the need for and the operation of car clubs in new developments: Car Clubs Supplementary Planning Document (2007) and the guidance will be re-introduced in any successor document. TfL has produced guidance on both Construction Logistics Plans and Delivery and Service Plans. The council welcomes initiatives that reduce the impact of freight deliveries/servicing on residents and the local environment. It therefore supports, in principle, measures aimed at breaking down larger vehicle loads so that they can be carried by smaller, more sustainable vehicles and the provision of unattended delivery facilities in sustainable locations such as "click and collect".			+													
This modification will have beneficial impacts on sustainable transport objectives																
Originator/ Consultee Ref: Mr Andrew Dorrian, Principal Planner, TfL (31/9)																
MM116 - Policy 37 Parking – Part a (Page 132)																
Amend Policy 37(a) as follows: New developments will be expected to provide the appropriate amount of car parking in accordance with the council's restraint-based, maximum car parking standards																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework																
Originator/ Consultee Ref: Council wording change in response to Inspector's Other Matters (ED4)																
MM117 - Policy 40 Enforcement and Paragraphs 40.1-40.2 – Part a (Pages 139-140)																
Delete policy as shown POLICY 40: Enforcement Facts and Trends P40.1 The planning process is quickly undermined if unauthorised development takes place. To address																

KEY

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SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
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<p>Changes to Local Plan Policies</p> <p>breaches of planning, legislation gives powers to local authorities to take enforcement action where development has been carried out, either:</p> <ul style="list-style-type: none"> • without planning permission, and / or consent. • where a condition on a planning permission has not been met. <p>P40.2 When considering whether to take enforcement action, the council will have regard to the national planning policy and guidance, which sets out how the enforcement sections of the 1990 Town and Country Planning Act should be used, and the further enforcement powers in the 1990 Planning (Hazardous Substances) Act and the Planning (Listed Buildings and Conservation Areas) Act 1990.</p> <p>P40.3 The legislation makes it clear that planning objectives should provide the basis for considering if enforcement action should be taken. In applying this policy, the council will be guided by the following considerations which are set out in further detail in national planning policy and guidance:</p> <ul style="list-style-type: none"> • whether the breach of control would unacceptably affect public amenity or the existing use of land and buildings meriting protection in the public interest. • the need for enforcement action to be commensurate with the breach of planning control to which it relates, for example it is usually inappropriate to take formal enforcement action against a trivial or technical breach of control which causes no harm to amenity in the locality of the site. • the extent to which a breach of planning control may prejudice the achievement of any important policy objective of the Local Plan. <p>Strategic Objectives This is an all-encompassing policy and so all strategic objectives are relevant to this policy.</p> <p>Policy P40: Enforcement The council will use the discretionary enforcement powers provided by planning legislation when it appears there has been a breach of planning control, or where local amenity is</p>																

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Changes to Local Plan Policies																
adversely affected by the condition of land. The use of these powers will have regard to: • whether it is expedient to take enforcement action. • the Local Plan and any other material considerations. • the need to take enforcement action within an acceptable timescale in cases where remedial action is needed to prevent serious harm to public amenity. • where negotiations fail to achieve compliance or. • where offences have occurred that would mean that negotiation would be inappropriate.																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework Originator/ Consultee Ref: Inspector's Post Hearings Advice (ED42)																
MM118 - Policy 41 Site Allocations – After Paragraph 41.2 of Supporting Text (Page 141)																
Insert new paragraph after Paragraph 41.2: <u>The allocations state the particular land uses the council expects to be developed on a particular site. However, in the case of social and community infrastructure and free-standing offices, it is difficult to allocate particular sites for such uses as these are usually stand-alone uses and may occur in any number of sites. Therefore, Policy 40 allows for applications for social and community infrastructure and free-standing offices to override the plan's allocation in the exceptional circumstances where these uses are proposed and where exceptional circumstances exist.</u>																
This modification has beneficial impacts for community facilities Originator/ Consultee Ref: In response discussions arising from Day 3 of the hearing sessions																

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Changes to Local Plan Policies

MM119 - Site Allocation LCH1 - London Cancer Hub (Page 146)

Site 'LCH1 London Cancer Hub' is allocated for: MIXED USE: HEALTH, MEDICAL RESEARCH AND DEVELOPMENT AND SECONDARY SCHOOL TOGETHER WITH ASSOCIATED ANCILLARY DEVELOPMENT INCLUDING RETAIL, COMMUNITY USES, PATIENT HOTEL/ACCOMMODATION, OPEN SPACE AND NEW TRANSPORT INFRASTRUCTURE INCLUDING A NEW UNDERGROUND CAR PARK. IN THE EVENT THAT ANY PART OF THE SITE (OTHER THAN THE PROPOSED OPEN SPACE) IS NOT REQUIRED FOR THE ALLOCATED USE RESIDENTIAL DEVELOPMENT WOULD BE CONSIDERED AN APPROPRIATE ALTERNATIVE USE. INDICATIVE HOUSG CAPACITY In the event that residential was proposed on part of the site, as described above, the indicative capacities would be based on the London Plan Density Matrix Setting of Suburban 40 – 80 u/ha. Not Applicable																
					+?	+?		+?	-	+?						

As with MM14 (see above), this modification confirms the Council's Local Plan commitment to promote the delivery of the London Cancer Hub site for state-of-the-art medical research, health and educational facilities as opposed to housing. There are therefore potential benefits in terms of promoting economic growth and investment, employment, area renewal and access to education and health, although there is a potential negative impact for housing delivery
Originator/ Consultee Ref: For consistency with proposed modifications to Policy 2 - in response to Inspector's Issue 6 (ED4) and discussions arising from Day 2 of the hearing sessions

MM120 Site Allocation LSTC1 – The Old Gas Works (Page 149)

Insert additional bullet Developers, working in conjunction with the relevant statutory undertakers, will be required to demonstrate that there is adequate waste water capacity both on and off the site to serve the development and that it would not lead to problems for existing or new users.																	+?	+?
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This modification will have beneficial impacts on minimising the risk of sewer flooding.
Originator/ Consultee Ref: Mr Richard Hill, Thames Water Planning Policy (230/45)

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse Impact
- ? Uncertain impact
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SA FRAMEWORK OBJECTIVES

(A) Environmental Sustainability	(B) Sustainable Economic Growth	(C) Sustainable Communities	(D) Quality of Life and Equalities
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MM121 - Site Allocation STC7 – Kwik Fit Site (Map) (Page 160)

Amend site boundary to follow the back of the current Kwikfit building:															
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Factual update (neutral)
Originator/ Consultee Ref: Council: Issue 1, Question 4 18/08/2017

MM122 - Site Allocation STC9 – Civic Centre Site (Allocated Uses) (Page 165)

Amend allocated uses as follows															
Site 'STC9 Civic Centre Site' is allocated for: MIXED USE: CIVIC, COMMUNITY, RESIDENTIAL , RETAIL AND TOWN CENTRE USES															

Neural impact (typographical error)
Originator/ Consultee Ref: Council (NB: not in the representations schedule)

MM123 - Site Allocation STC9 – Civic Centre Site (bullet points) (Page 165)

Insert Additional bullet point:															
Protecting the views of Trinity Church spire by stepping down to 3-4 storeys at the junction of Cheam Road and St Nicholas Way													+		

This modification will have benefits for heritage and townscape
Originator/ Consultee Ref: Ms Katharine Fletcher, Historic Environment Planning Adviser, Historic England (249/71)

MM124 - Site Allocation STC13 – South of Sutton Court Road (bullet points) (Page 173)

Additional bullet															
Developers, working in conjunction with the relevant statutory undertakers, will be required to demonstrate that there is adequate waste water capacity both on and off the site to serve the development and that it would not lead to problems for existing or new users.		+												+?	+?

This modification will have beneficial impacts on minimising the risk of sewer flooding.
Originator/ Consultee Ref: Mr Richard Hill, Thames Water Planning Policy (231/45)

KEY

- + Small beneficial impact
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Changes to Local Plan Policies																
MM125 Site Allocation STC25 – Matalan Block (4th bullet point) (Page 197)																
Amend 4 th bullet point: Providing buildings between 2 and 10 storeys in height, stepping down in height on the eastern part of the site adjacent to Chestnut Terrace/ Lewis Road																
This is a benefit for urban townscape. Originator/ Consultee Ref: In response to discussions arising from Day 7 of the hearing sessions																
MM126 Site Allocation STC25 – Matalan Block (bullet points) (Page 197)																
Additional bullet • Ensuring the design of the development protects future occupants from the operation of the existing timber yard to the north of the site (see Policy 29).																
This is a benefit for urban townscape. Originator/ Consultee Ref: Statement of Common Ground between AW Champion/Nexus Planning and the London Borough of Sutton (ED31)																
MM127 Site Allocation STC35 – Land South of Grove Road (bullet points) (Page 215)																
Insert additional bullet point: Retaining the Post Office and Telephone Exchange as they are good townscape buildings and enhance the setting of the nearby Conservation Area																
This is a benefit for urban townscape and the setting and appearance setting of the nearby Conservation Area Originator/ Consultee Ref: Ms Katharine Fletcher, Historic Environment Planning Adviser, Historic England (251/71)																
MM128 Site Allocation STC36 – B&Q Site (bullet points) (Page 217)																
Additional bullet Developers, working in conjunction with the relevant statutory undertakers, will be required to demonstrate that there is adequate waste water capacity both on and off the site to serve the development and that it would not lead to problems for existing or new users																
This modification will have beneficial impacts on minimising the risk of sewer flooding Originator/ Consultee Ref: Mr Richard Hill, Thames Water Planning Policy (232/45)																

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse impact
- ? Uncertain impact
- None/ neutral


SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle: "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"</i>				<i>UK Sustainable Development Strategy Principle: "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised"</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>				<i>UK Sustainable Development Strategy Principle: "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."</i>			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-menta & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
MM129 Site Allocation S1 – Felnax Trading Estate (bullet points) (Page 231)																
Insert additional bullet point as follows: <u>Developers, working in conjunction with the relevant statutory undertakers, will be required to demonstrate that there is adequate waste water capacity both on and off the site to serve the development and that it would not lead to problems for existing or new users.</u>		+													+	+
This modification will have beneficial impacts on minimising the risk of sewer flooding Originator/ Consultee Ref: Mr Richard Hill, Thames Water Planning Policy (229/45)																
MM130 - Site Allocation S2 Land Adjoining Hackbridge Station (Indicative Housing Capacity) (Page 233)																
Amend indicative housing capacity of Site S2 as follows: <u>204-174</u> net additional dwellings – Based on the London Plan Density Matrix Setting of Urban 55-145 u/ha									-?					+		
This will have beneficial impacts for urban townscape although fewer units are likely to be delivered on site (indicative only) Originator/ Consultee Ref: Inspector's Post Hearings Advice (ED42)																
MM131 - Site Allocation S16 – Wallington Delivery Office (Pages 256-257)																
Delete Site S16 'Wallington Delivery Office' from the Draft Local Plan.																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework (factual) Originator/ Consultee Ref: Ms Helen Harris BSc (Hons) MA MRTPI, Consultant, Cushman & Wakefield on behalf of our client, Royal Mail Group (296/86)																
MM132 - After Page 321 Insert Site Allocation S76																
Insert Site Allocation S76 Land to the West of Beddington Lane					+	+		+			-			-		
Designating the Land to the West of Beddington Lane (S76) for industry is considered to have beneficial impacts on economic growth and investment, employment and area renewal by meeting the future need for employment floorpace within the Borough. However there will be adverse impacts on protecting and enhancing the Borough's open environment and on promoting public access to leisure arising from the de-designation of Metropolitan Open Land (MOL) at Beddington Farmlands and thus losing part of the Wandale Valley Regional Park Originator/ Consultee Ref: Inspector's Post Hearings Advice (ED42)																

KEY

- + Small beneficial impact
- ++ Medium beneficial impact
- +++ Large beneficial impact
- X Adverse Impact
- ? Uncertain impact
- None/ neutral

SA FRAMEWORK OBJECTIVES

	(A) Environmental Sustainability				(B) Sustainable Economic Growth				(C) Sustainable Communities				(D) Quality of Life and Equalities			
	<i>UK Sustainable Development Strategy Principle:</i> "Living Within Environmental Limits - Respecting the limits of the planet's environment, resources and biodiversity – to improve our environment and ensure that the natural resources needed for life are unimpaired and remain so for future generations"				<i>UK Sustainable Development Strategy Principle:</i> "Achieving a Sustainable Economy - Building a strong, stable & sustainable economy providing prosperity & opportunities for all, and in which environmental and social costs fall on those who impose them (polluter pays), and efficient resource use incentivised".				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."				<i>UK Sustainable Development Strategy Principle:</i> "Ensuring a Strong, Healthy and Just Society - Meeting the diverse needs of all people in existing and future communities, promoting personal wellbeing, social cohesion and inclusion, and creating equal opportunity for all."			
	(1) CLIMATE CHANGE MITIGATION To address the causes of climate change by minimising CO ₂ emissions from new development.	(2) FLOOD RISK AND CLIMATE ADAPTATION To avoid, reduce and manage flood risk.	(3) POLLUTION & NATURAL RESOURCES To conserve natural resources and minimise pollution within the Borough.	(4) BIODIVERSITY To protect and enhance biodiversity and habitats	(5) ECONOMIC GROWTH AND INVESTMENT To attract inward investment and promote sustainable economic growth in support of Sutton's Econ Development Strategy	(6) EMPLOYMENT To promote local employment opportunities, skills and training within the Borough	(7) TOWN CENTRES To enhance vitality & viability of Borough's town centres	(8) AREA RENEWAL To secure inward investment for area renewal progs to deliver environ-mental & business improvements at neighbourhood level	(9) ACCESS TO HOUSING To meet the future local need for housing and the Borough's share of London's need	(10) ACCESS TO EDUCATION AND HEALTH To ensure access to education and health facilities for all	(11) ACCESS TO SPORT & LEISURE To ensure access to sport and leisure facilities for all	(12) SUSTAINABLE TRANSPORT To reduce traffic levels, congestion, local air pollution & CO ₂ emissions from transport	(13) OPEN ENVIRONMENT To protect and enhance the provision and quality of the Borough's open environment	(14) BUILT & HISTORIC ENVIRONMENT To protect and enhance the quality of built design, townscape quality and the historic environment	(15) SOCIAL / HEALTH DEPRIVATION & FUEL POVERTY To reduce social deprivation, health dep. and fuel poverty	(16) EQUALITIES SOCIAL INCLUSION & COMM. SAFETY To reduce social exclusion, address inequalities and improve access to service & community facilities for all
Changes to Local Plan Policies																
MM133 - After Page 321 Insert Site Allocation S98																
Site area for Site S98 changed from 2.2 ha to 2.6 ha																
This modification will have no impacts on any sustainability objectives or criteria making up the Council's SA Framework (factual correction)																
Originator/ Consultee Ref: Inspector's Post Hearings Advice (ED42)																
MM134 - Site Allocation S98 – Map (Page 332)																
Amend site boundary for S98 'All Weather Pitch and part of Tennis Centre, Rose Hill, Sutton' to include the small strip to the east of the existing site																
																
This modification may have a small impact on open space																
Originator/ Consultee Ref: Ms Helen Farrow MRTPI, MRICS, PIEMA, Regional Planning Advisor, Education Funding Agency, Department for Education (203/64)																
MM135 -Site Allocation S102 – Sutton Town Centre Transport Proposals (Page 341)																
Add the following text below the dotted red line:																
<p><u>The council, working in conjunction with Transport for London, will be carrying out further work including traffic modelling to establish the need for and extent of highway works in the town centre. When considered with possible public transport improvements, it should enable the council to determine which proposals need to be taken forward over the plan period to improve the environment of Sutton Town Centre and to support future growth. Detailed proposals for any of these schemes would be subject to consultation with affected local residents and businesses to ensure any specific access or servicing requirements are taken into consideration.</u></p>																
Beneficial impacts on sustainable trnpsport objectives																
Originator/ Consultee Ref: Statement of Common Ground between AW Champion/Nexus Planning and the London Borough of Sutton (ED31)																



THREE

Conclusions

OUTCOME OF SUSTAINABILITY APPRAISAL

3.1 In preparing a new Local Plan to guide the future development and growth within the Borough up to 2031, the Council has undertaken sustainability appraisal (SA) from the earliest stages of the plan-making process in order to explore all reasonable alternatives and ensure that the policies and proposals being put forward are fully consistent with the environmental, economic and social objectives of sustainable development.

3.2 By identifying key sustainability issues affecting the Borough, helping to develop policy options and assessing their likely effects, the SA has enabled the Council to develop more effective and sustainable planning policies which meet the aspirations of the local community and the Council's One Planet Vision. SA has also helped the Council's planning policy team, key stakeholders and the wider public gain a better understanding of the interplay between the aims of social inclusion, environmental protection, the use of natural resources and economic growth.

3.3 The following SA Reports have been published by the Council in order to inform public consultation at each stage of Local Plan preparation in line with the Council's Revised Statement of Community Involvement (SCI, 2014), the relevant planning legislation (i.e. Section 19 of the Planning and Compulsory Purchase Act 2004) and the Government's Planning Practice Guidance on sustainability appraisal:

- SA Scoping Report on the Sutton Local Plan (LB Sutton, July 2015);
- SA Report on Sutton Local Plan Issues and Preferred Options document (LB Sutton, February 2016);
- SA Report on Draft Sutton Local Plan (Proposed Submission) (LB Sutton December 2016);
- SA Addendum on Sutton Local Plan (Submission Draft) (LB Sutton, April 2017);
- SA Report on Sutton Local Plan Main Modifications – (LB Sutton, November 2017)

3.4 In addition, each of the above documents incorporates the requirements of the UK Strategic Environmental Assessment (SEA) Regulations 2004, which implemented the provisions of the EU SEA Directive 2001/42/EC.

3.5 The appraisal of proposed changes to the Local Plan presented in Table 2.1 (Section 2) of this report, shows that none of the changes is considered to have a negative impact on the sustainability criteria and objectives making up the Council's SA framework and that, where any significant additional impacts are predicted, these are generally beneficial. However, the appraisal matrix set out in this report should be read in conjunction with the more comprehensive matrix included in the previous SA Report (on the Draft Local Plan) in order to get more complete picture of Plan's likely impacts.

3.6 As detailed in Section 1 of this Supplement to the Local Plan Adoption Statement, the SA/SEA process in Sutton has been undertaken in full compliance with the following legislative requirements set in Section 26 of the Town and Country Planning (Local Planning) (England) Regulations 2012 and Section 16 of the SEA Regulations:

- (a) how environmental considerations have been integrated into the Plan;
- (b) how the environmental report has been taken into account;
- (c) how opinions expressed in response to public consultation have been taken into account;
- (d) the reasons for choosing the plan as adopted, in light of the other reasonable alternatives dealt with; and
- (e) the measures to be taken to monitor the significant environmental effects of the implementation of the Plan

OUTCOME OF EQUALITIES IMPACT ASSESSMENT (EqIA)

3.7 Equalities Impact Assessment (EqIA) is designed to ensure that plans and policies do not discriminate against specific equalities target groups and, where possible, make a positive contribution to improving quality of life for local communities. The requirement to consider the impacts of Local Plan policies and proposals upon certain equality target groups through the EqIA process arises from a number of pieces of legislation, including the Race Relations (Amendment) Act 2000, the Disability Discrimination (Amendment) Act 2005 and Equality Act 2010.

3.8 In order to meet the above legislative requirements and to ensure that Sutton's emerging Local Plan does not discriminate against any of the equalities target groups within the Borough, the Council undertook a comprehensive EqIA in late 2015 as part of the preparation of the Local Plan 'Issues and Preferred Options' document. An EqIA Report was

included as Appendix 3 to the SA Report and published for consultation between February and April 2016.

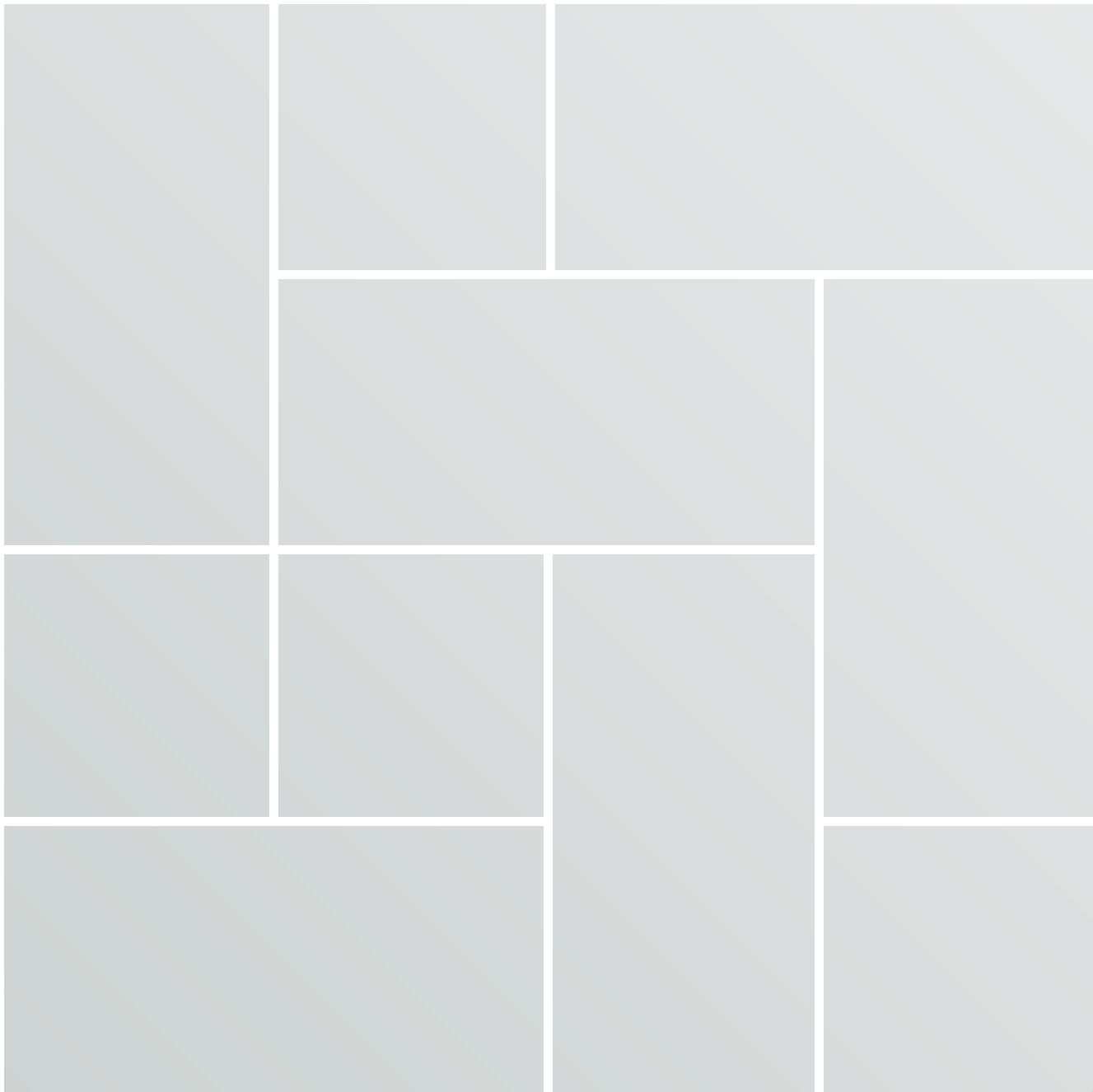
3.9 Arising from representations received and subsequent changes to emerging Local Plan policies and proposals, a final EqlA was published as Appendix 3 to the subsequent SA Report and published for further consultation alongside the Draft Local Plan (Proposed Submission) in January 2017. The EqlA shows that most of the Council's planning policies are predicted to have long-term beneficial impacts on one or more of the following target equalities groups within the Borough:

- Women;
- BME/Faith groups;
- Older people;
- Young people and children;
- Disabled people and people with a limiting long-term illness;
- Lesbians, gays, bisexuals and transgender people (LGTB);
- People Affected by Social Deprivation; and
- Gypsies and Travellers.

3.10 The outcome of the EqlA also demonstrates that for most of the planning issues addressed by the emerging Local Plan, the Council's policies and proposals represent an improvement on both the current policy position in Sutton's adopted Site Development Policies DPD (March 2012) and on the 'do-nothing' scenario'.

3.11 While a number of changes have subsequently been incorporated in the submission version of the Local Plan in order to address specific representations received through consultation), it is not considered necessary to prepare a comprehensive update of the previous EqlA Report. As can be seen from the updated appraisal matrix included in Section 2 of this Report (see under Objective 16.1 dealing with 'Equalities, Social inclusion and Community Safety', only a handful of changes have any significant bearing on equalities issues and those changes that do, have a generally beneficial impacts

3.12 It is considered therefore that the Local Plan is on course to meet the Council's statutory obligations under the 2011 Equalities Act.



Simon Latham Assistant Director
Housing, Planning and Regeneration

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February 2018

