

Perth and Kinross Council

Local Development Plan 2

SEA – Addendum to the Environmental Report

Non-Technical Summary

December 2017

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1. CONSULTATION AND NEXT STEPS

This non-technical summary (NTS) sets out the purpose, methods and findings of the Strategic Environmental Assessment (SEA), which has informed the development of the Proposed Local Development Plan. The summary can be read on its own or as part of the full Addendum to the Environmental Report.

The Addendum to the Environmental Report has been prepared by Perth & Kinross Council. It will be submitted to the Consultation Authorities (SNH, SEPA and Historic Environment Scotland) and opened to public consultation, alongside the Perth and Kinross Proposed Local Development Plan Main.

Both documents will be available on the Perth & Kinross Council web site at: <http://www.pkc.gov.uk/ldp2> and in local offices and libraries.

If you are unable to access documents via the internet, please write to the address below or telephone 01738 475300.

Written comments are invited on either or both documents, and on the contribution of the SEA process to the development of the Proposed Local Development Plan.

Comments are required to be submitted by 2nd February 2018:

By Internet: Complete the on-line form by going to <http://www.pkc.gov.uk/ldp2>

By Email to: LDPConsultation@pkc.gov.uk

By Post to: Planning & Development, Environment Service, Pullar House, 35 Kinnoull Street, Perth, PH1 5GD.

2. WHAT ARE THE KEY DATES?

Future key milestones in the development of the Plan and associated SEA are shown below.

Milestone	Anticipated Date
Publication of Environmental Report Addendum	December 2017
Publication of Proposed Plan	December 2017
Consultation period for Proposed Plan and Environmental Report Addendum	December 2017 - February 2018
Consideration of Representations and Potential Modifications to the Plan	February – March 2018
If Modifications are not significant/notifiable submit Plan to the Scottish Ministers	
Examination	June 2018
Receipt and Consideration of Reporters recommendations	Early 2019

Plan Adoption	May 2019
Prepare and Publish SEA Post Adoption Statement	Autumn 2019
Monitoring and Review of the Plan	May 2019 - onwards

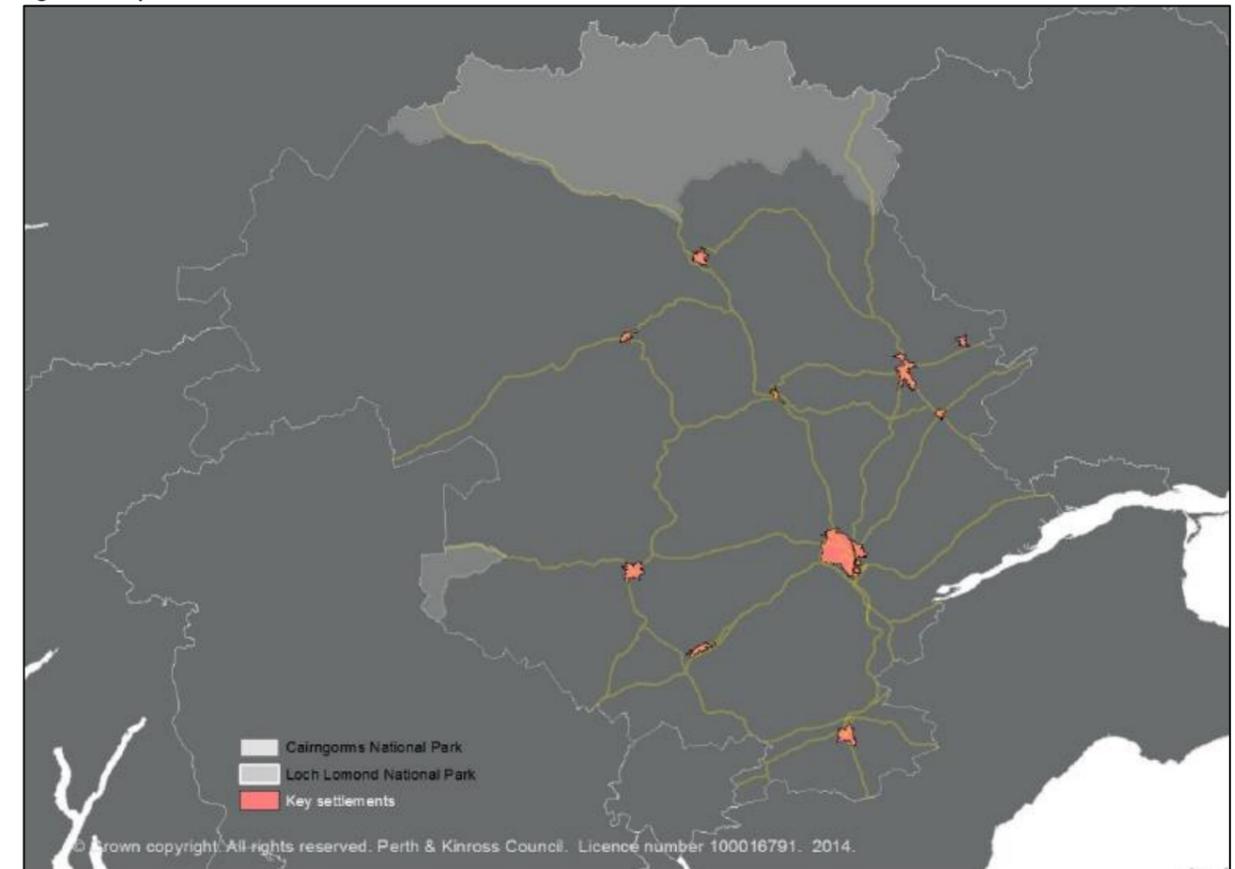
3. WHAT WILL HAPPEN NEXT?

All comments received on the Addendum to the Environmental Report, during the consultation period, will be reviewed and taken into account before the Plan is adopted. Depending on the outcome of the Proposed Plan/SEA Consultation, any significant changes required to the Proposed Plan and/or the Addendum to the Environmental Report may require modification or to be considered further through the Examination process. Once the Plan has been adopted, an adoption statement will be published alongside the approved Plan and will set out how the assessment findings and the consultation responses have been taken into account in the approved Plan.

4. AREA COVERED BY THE PLAN

The map below (Figure 1) shows the area covered by the Proposed Plan but excludes the parts of the National Parks which are within Perth & Kinross.

Figure 1: Map of Perth and Kinross



5. WHAT IS THE PURPOSE OF STRATEGIC ENVIRONMENTAL ASSESSMENT (SEA)?

Strategic Environmental Assessment (SEA) is a process intended to ensure that the possible positive and negative environmental effects of plans, programmes and strategies (PPS) are fully considered and taken account of in the course of their development.

The principle of SEA is that if aspects of the environment, such as plants and animals, water quality, historic features, and human health, are considered whilst a plan is being prepared, then it can be modified to avoid or limit harmful effects and to promote or increase positive effects. The Addendum to the Environmental Report records the assessment of the Proposed Local Development Plan as it has been developed.

6. WHAT IS THE PROPOSED LOCAL DEVELOPMENT PLAN?

The Local Development Plan (LDP) is the Council's statutory corporate document that guides all future development and use of the land, and provides the framework for which planning applications are assessed. It acts as a catalyst for changes and improvement in the area and shapes the environment and economy of Perth and Kinross. The Proposed Plan stage provides the opportunity for the public and other interested parties to comment on the document and associated documents. If you want to find out more about the Proposed Plan, please visit Perth and Kinross Council website (<http://www.pkc.gov.uk/ldp2>).

7. WHAT IS THE RELATIONSHIP WITH OTHER PLANS?

The Plan will not exist in isolation and there are a number of plans, programmes and strategies (PPS) that set the context for the Plan and the area it covers. The purpose of reviewing other plans and programmes as part of the process is to ensure that the relationship with these other documents is fully explored and to ensure that the relevant environmental protection and sustainability objectives are taken on board through the assessment. Reviewing the plans and programmes also provides information on the current situation in the plan area and helped us identify the key environmental issues.

The plans and programmes thought to have an influence on or be influenced by the Plan are identified in Table 1, and in more detail in the Addendum to the Environmental Report. Only those which are particularly relevant to the Local Development Plan have been reviewed as it is not meaningful to identify every possible plan or programme.

Table 1: Main Themes from the Review of Plan, Programmes and Environmental Objectives

Topic	Type of Plans Reviewed	Relevant Environmental Objectives from PPS.
Biodiversity	Tayside biodiversity action plans, National	All seek to protect and enhance

	Park Plans, River Basin Plans, National Forest Strategy, Wild Deer Strategy, Regional Transport Strategy, economic strategies.	biodiversity and sensitive habitats.
Population	National/Regional/Local strategies for sustainable development, regeneration, housing, health, education and recreation.	Many recognise the pressures and opportunities from a growing and ageing population.
Human Health	National/Regional/Local strategies for sustainable development, regeneration, housing, health, education and recreation.	Many recognise that there are still major challenges in terms of delivering improvements to the quality of people's lives, their health and wellbeing.
Soil	National/Regional/Local implementation plans, Rural Development Plan for Scotland, National Forest Strategy, sustainable development strategies.	Some recognise the need to protect, enhance and reduce soil damage and erosion. Some emphasise the importance of protected carbon rich soils.
Water	River basin management plans, river catchment management plans, resource and capacity development plans, aquaculture strategies.	Generally aim to protect the water environment whilst some aim to improve it. Some plans advocate management of flood risk as part of a holistic approach to water management.
Air	National air quality strategy, regional/local air quality action plans.	Many seek to reduce energy consumption and the need to travel, as a means of reducing emissions and improving the air quality.
Climatic Factors	National climate change strategies and delivery plans, renewables action plan.	All recognise the need to adapt to and reduce the impacts of climate change.
Material Assets	National economic strategies, national tourism strategy, national/regional transport strategies, Scotland's Zero Waste plans.	Many encourage the development of sustainable infrastructure to recognise the importance of the waste hierarchy.
Cultural Heritage	National/regional/local strategies.	Many seek to conserve and enhance the historic environment and cultural heritage.
Landscape	National/regional spatial development and landscape plans.	All seek to conserve and enhance landscape character.

8. WHAT IS THE PERTH AND KINROSS ENVIRONMENT CURRENTLY LIKE?

An essential part of the SEA process is the identification of the current baseline conditions and their likely evolution. It is only with a knowledge of existing conditions, and a consideration of their significance, that the issues which the plans and programmes should address (in this case the second Local Development Plan) can be identified and its subsequent success or otherwise be monitored. Table 2 below provides some baseline facts for the Perth & Kinross area.

Table 2: Key Baseline Facts

Resource	Key Facts
Biodiversity	
Biodiversity, Flora and Fauna	<ul style="list-style-type: none"> ▪ Approximately 36% of Perth and Kinross is designated under national or international legislation to protect the landscape habitats and species (this includes NSA, HGDL, NP, SAC, SPA, and SSSI). <ul style="list-style-type: none"> – 2 National Nature Reserve Areas, – 4 Ramsar sites – 22 Special Areas of Conservation, – 8 Special Protection Areas – 119 SSSIs – 8 Important Bird Areas (IBAs) ▪ Recorded distributions of Protected (both LBAP and Statutory Protected Species) species indicate presence in 44% of all 1km squares in P&K (2008) ▪ Baseline of 9% priority BAP habitat coverage in P&K (1984-2007) ▪ Overall increase in net coverage of BAP priority habitats, with 47% of habitats showing an increase, 26% remaining stable and 26% declining (1990 to 2007) ▪ The P&K area has the highest number of SSSIs per land mass in Scotland ▪ In 2014/15 78.2 percent of Biological protected sites and 96 percent of Geological protected sites were considered to be in favourable condition. ▪ The Forestry Commission identified approximately 57,142 ha of ancient and semi-natural woodland in Perth and Kinross (2006). ▪ According to the NFI 17% of Perth and Kinross is forested, an increase of 1% or over 6,500 ha since 2002. (Forestry Commission, 2011)
Population	
	<ul style="list-style-type: none"> ▪ 146,652 (2011 Census)
Human Health	
Health and Wellbeing	<ul style="list-style-type: none"> ▪ Population density of 0.28 people/ per hectare (2011 Census) ▪ 10.6 per cent of residents in Perth and Kinross were aged between 65 and 74 and a further 9.5 per cent aged over 75 years. This compares to 9.1 per cent aged between 65 and 74 and 7.7 per cent aged 75 and over in Scotland as a whole (2011 Census) ▪ The percentage of residents surveyed in Perth and Kinross who rate their neighbourhood as a very good or fairly good place to live has remained steady between 94 - 97%. ▪ Most of Perth and Kinross's datazones are found in less deprived deciles in SIMD 2012. The SIMD 2012, shows that 6 (3.4%) of Perth & Kinross's 175 datazones were found in the 15% most (SIMD 2012) ▪ 87% of the area's households are within 4km of a 20ha woodland ▪ 87% of the area's households are within 500m of a 2ha woodland
Soil	
Geology, Soils and Minerals	<ul style="list-style-type: none"> ▪ In 2014/15 96 percent of Geological protected sites were considered to be in favourable condition. This represents a decline of 4 percent in the condition of geological notified features.

Resource	Key Facts
	<ul style="list-style-type: none"> ▪ The Perth and Kinross Council area contains or adjoins 30 Geodiversity sites ▪ 11.6% or 62,000ha of the area is occupied by prime agricultural land ▪ Perth and Kinross planning area contains over 55,000 ha of Class 1 importance in terms of habitat and soil type. ▪ Perth and Kinross planning area contains over 55,000 ha of Class 1 and over 54,000 of Class 2 (Nationally important carbon rich soils, deep peat and priority peatland habitat) which represent areas likely to be of high conservation value and areas of potential high conservation value and restoration potential respectively. (SNH, 2015)
Vacant, Derelict and Contaminated Land	<ul style="list-style-type: none"> ▪ In 2007 there were approximately 9,800 contaminated sites across the area ▪ Relatively small area of the land stock is vacant or derelict – 46ha
Water	
Water Quality and Resources	<ul style="list-style-type: none"> ▪ 45% of the total number of rivers were classified as being of good status or better (2013) ▪ In the Perth and Kinross area in 2013 82% of the total number of groundwater bodies were classified as being of good status or better ▪ River Basin Management Planning: there are a range of target objective set for Rivers, Lochs, Transitional and Coastal areas in Perth and Kinross. Within these four classifications. There are specified pressures and identified mitigation measures for various issues including morphological alterations, alien species, diffuse source pollution, abstraction, point source pollution, and flow regulation. ▪ Large parts of Perth and Kinross are covered by the River Tay and River Earn drinking water supply catchments; abstractions from drinking water supply catchments are designated as Drinking Water Protected Areas under Article 7 of the Water Framework Directive, where it is essential that water quality and quantity within these areas are protected.
Flooding	<ul style="list-style-type: none"> ▪ The National Flood Risk Assessment has found that one in 22 of all residential properties and one in 13 of all non-residential properties are at risk of flooding from rivers, the sea or heavy rainfall in urban areas
Air	
Air Quality	<ul style="list-style-type: none"> ▪ Generally good air quality in most areas of Perth and Kinross – meets all of the Government's targets except at a few traffic hotspots in Perth and Crieff where annual mean concentrations of Nitrogen Dioxide and Particulate Matter are currently exceeding EU and Scottish air quality standards. ▪ Two Air Quality Management Areas one in Perth and one in Crieff due to road traffic
Climatic Factors	
Climate	<ul style="list-style-type: none"> ▪ Emissions of CO₂ within P&K (2012): <ul style="list-style-type: none"> – 42% attributed to road transport – 27% attributed to industry (46% in Scotland as a whole) – 31% attributed to domestic sources (per capita greater than the Scottish average)

Resource	Key Facts
	<ul style="list-style-type: none"> In Perth and Kinross in 2013 mean domestic electric consumption was 5,577 kwh per household (higher than the Scottish average) In Perth and Kinross in 2013 mean domestic gas consumption was 15, 822 kwh (higher than the Scottish Average)
Material Assets	
Built Environment	<ul style="list-style-type: none"> Distinctive local vernacular architecture(s)
Waste	<ul style="list-style-type: none"> 41 Waste Management Sites within Perth and Kinross with an annual capacity of 1,422,433 tonnes (2013) Majority of waste material generated in the area was sent to destinations within the Perth & Kinross Council area 74,267 tonnes of Household Waste (2013) 49.3% of Household Waste disposed of to landfill (2013) 42.8% of Household Waste recycled (2013)
Cultural Heritage	
Historic and Cultural Heritage	<ul style="list-style-type: none"> There were 36 designated conservation areas in Perth and Kinross 744 Scheduled Monuments 3,069 listed buildings (96 of which are included on the Buildings at Risk register) 42 gardens and designed landscapes covering 11,123 ha 4 Historic Battlefields (Killiecrankie, Dunkeld, Tippermuir and Dupplin Moor)
Landscape	
Landscape Character and Trends	<ul style="list-style-type: none"> 13% of the area is designated as part of 5 National Scenic Areas: <ul style="list-style-type: none"> Ben Nevis and Glen Coe¹ (4,500ha) Loch Tummel (9,200ha) Loch Rannoch and Glen Lyon (47,100ha) River Tay (5,600ha) River Earn (Comrie to St. Fillans – 3,000ha) Land Use/Land Cover in 1998: <ul style="list-style-type: none"> Agriculture (33%) Forestry/Woodland (16%) Scrub/Heath/Moor (45%) Water Bodies and Bog (3%) Urban Industrial/Commercial (2%) Predominantly residential areas (<1%) Key Landscape Character Areas in 2001: <ul style="list-style-type: none"> Mountains of the Highlands and Islands (43%) Highland and Island Glens (23%) Agricultural Lowlands of the North East (10%) Lowland Hills (8%) There are 11 Special Landscape Areas (SLAs) spread across Perth and Kinross, and consist of a range of highland and lowland areas covering 144,400 ha or around 27% of Perth and Kinross.

¹ Partly in the Perth & Kinross area

Resource	Key Facts
	<ul style="list-style-type: none"> Upland Igneous and Volcanic Hills (8%) Remaining areas comprised of a mix of Lowland Basins and Valley, Peatlands and Inland Lochs Current driving forces and pressures leading to change in the landscape are: <ul style="list-style-type: none"> agricultural change forestry and woodlands development pressures building in the countryside wind farms tourism road development climate change Majority of development pressures concentrated in south eastern area There are 5 Wild Land Areas within or intersecting Perth and Kinross.

9. WHY DID WE CHOOSE TO LOOK AT THESE ENVIRONMENTAL TOPICS?

The choice of environmental topics included in the Environmental Report was based upon those specified in legislation, the issues identified at the Scoping Report/Environmental Report stages and in consultation with Historic Environment Scotland (HES), Scottish Environment Protection Agency (SEPA) and Scottish Natural Heritage (SNH). It is also based on the range of matters that the Plan is likely to deal with.

Table 3: Scope of the Environmental Assessment

SEA Topic	Reason
Biodiversity, Flora and Fauna	The Plan has the potential to cause significant environmental effects despite mitigation through existing development plan policy protection of internationally and nationally protected sites. The potential also exists to positively enhance positive effects as a result of development.
Population	Potential generation of significant positive and negative effects on communities through development proposals.
Human Health	Potential negative effects on the population's health as a result of emissions from increased road traffic; or potential positive effects through the reduced need to travel, and the creation of quality open spaces.
Soil	Possible significant cumulative effects dependent on the Plan's spatial strategy and land allocations, such as the loss of prime quality agricultural land, sealing as a result of construction, loss of biodiversity and the potential for development to disturb carbon rich soils (CRS) and result in the loss of the carbon stores through the release of greenhouse gases (GHG) to the atmosphere.
Water	Potential for effects on water quality and supplies, drainage, flooding and morphology. Opportunity exists to enhance the water environment through infrastructure investment.
Air	Emissions from road transport have the potential to have negative effects

	on air quality and greenhouse gas emissions; similarly there is also the potential to reduce emissions through reducing the need to travel or distance to be travelled.
Climatic Factors	Potential opportunity to make contributions to climate change mitigation targets through the Plan, and also to the need for long term adaptation to climate change.
Material Assets	The Plan will tackle issues surrounding infrastructure, waste, and vacant and derelict land, and as such the SEA has a role to play in maximising positive effects.
Cultural Heritage	The LDP has the potential to generate both significant negative and potential positive effects on the historic environment, depending on the scale, design and location of development identified.
Landscape	Potential for significant changes to the landscape as a result of the implementation of a range of elements of the LDP's Spatial Strategy. However, there may also be opportunities for mitigation and enhancement.

Table 4 summarises the environmental issues in the Perth and Kinross area which can be influenced by the Local Development Plan. Consequently, these are the potentially significant issues which have been identified for the Environmental Assessment of the LDP to focus on.

Table 4: SEA Topic and Associated Problems/Issues

SEA Topic	Associated Problems and Issues
Biodiversity, Flora and Fauna	<ul style="list-style-type: none"> Impact on biodiversity, including habitat networks and wildlife corridors as well as designated sites from of increasing demand for development. Impact of increased pressure for inappropriate development on designated sites and buildings including Ancient and Semi Natural Woodlands. Environmentally sensitive areas with biodiversity interests should be protected.
Population	<ul style="list-style-type: none"> Increasingly ageing population means there will be a need for increased level of services and facilities for elderly people and the need for new development to be directed to areas which are accessible by a range of modes of transport. Significant projected population increase across Perth and Kinross
Human Health	<ul style="list-style-type: none"> Access to good quality recreation and open space Impact of poor design on wellbeing Access to facilities and services
Soil	<ul style="list-style-type: none"> Irreversible loss of soil through development, contamination or erosion – the best quality agricultural land should be protected from development. Increased development pressures on peat rich soil Loss of carbon stores provided by carbon rich soils
Water Quantity	<ul style="list-style-type: none"> Vulnerability of Perth and Kinross to the effects of a changing climate, such as the increased risk of flooding. It is important that the LDP takes into

SEA Topic	Associated Problems and Issues
	<p>account those areas which are already at risk from the effects of climate change in order to avoid an exacerbation of the problems in these areas.</p> <ul style="list-style-type: none"> Lack of specific standards for water efficiency. Large parts of Perth and Kinross are covered by the River Tay and River Earn drinking water supply catchments; abstractions from drinking water supply catchments are designated as Drinking Water Protected Areas under Article 7 of the Water Framework Directive, where it is essential that water quality and quantity within these areas are protected.
Water Quality	<ul style="list-style-type: none"> Impact of development on ecological status of waterbodies Eutrophication of lochs and a deterioration in the condition of some lochs including Loch Leven and the Lunan Valley Lochs which are also European wildlife sites. The need to protect such areas from adverse impacts will have a major influence on the ability of some of the Perth and Kinross area to accommodate the housing land requirement arising in these areas in full. Drainage constraints in some parts of the area and large parts of rural areas without access to a public water supply – potential pollution issues from increased use of private drainage solutions. In reviewing the appropriateness of the settlement strategy the LDP will need to balance the need to support development in rural areas in order to maintain the vitality of these areas against the potential adverse environmental impact of a possible proliferation of private septic tanks. Large parts of Perth and Kinross are covered by the River Tay and River Earn drinking water supply catchments; abstractions from drinking water supply catchments are designated as Drinking Water Protected Areas under Article 7 of the Water Framework Directive, where it is essential that water quality and quantity within these areas are protected.
Air	<ul style="list-style-type: none"> High emissions from road traffic and levels of air pollution in some parts of Perth and Kinross High dependency on the private car in some areas Worsening of air quality standards in some locations as a result of increased development Cross boundary effects
Climatic Factors	<ul style="list-style-type: none"> Vulnerability of Perth and Kinross to the effects of a changing climate, such as the increased risk of flooding. It is important that the LDP takes into account those areas which are already at risk from the effects of climate change in order to avoid an exacerbation of the problems in these areas. Cross boundary effects Consideration given to the need for a managed retreat of development in the Carse of Gowrie area where appropriate.

SEA Topic	Associated Problems and Issues
	<ul style="list-style-type: none"> Potential of renewable and low carbon energy technologies Creating sustainable communities Maximising resource use (including the release of greenfield sites) and energy efficiency Food security Identifying appropriate mitigation and adaptation measures Loss of carbon stores provided in carbon rich soils
Material Assets	<ul style="list-style-type: none"> Constraints on infrastructure delivery including the current economic climate Threats to recreation and open space Potential growth in waste as a result of the population increase
Cultural Heritage	<ul style="list-style-type: none"> Impact of increased pressure for inappropriate development on sites of historical importance, such as battlefields and historic landscapes, and also on listed buildings, conservation areas and scheduled monuments
Landscape	<ul style="list-style-type: none"> Increased pressure for development (including housing in the countryside) resulting in the incremental change and/or degradation of landscape, both in terms of designated sites and wider landscapes. Resultant effects on health and quality of life. Impact on Special Landscape Areas and their characteristics Balancing the desire to grow the tourism sector and safeguard the special characteristics of landscapes which attract tourists to the area

10. WHAT WAS OUR OVERALL APPROACH TO SEA?

Within the topics identified for consideration, a number of questions were devised to allow assessment of the Proposed Plan. Examples of the questions are shown in Table 5 below.

Table 5: SEA Objectives and Related Assessment Questions

Ref.	SEA Topic	Objective	Assessment Questions
SEA 1	Biodiversity, Flora and Fauna	Conserve and enhance the diversity of species and habitats	<p>Will it protect and enhance valuable wildlife habitats and species, both those statutorily designated and those of local value?</p> <p>Will it affect habitat fragmentation?</p> <p>Will it improve or deteriorate the natural environment in those areas where the levels of biodiversity are low?</p>
SEA 2	Population	Accommodate population and household growth and direct	Will it create and sustain vibrant and diverse communities?

		that growth to appropriate locations	
SEA 3	Human Health	Improve the quality of life for communities in Perth and Kinross	Will it ensure the accessibility of healthcare services, including access to environments that may be beneficial to health, by non-car means, e.g. through the incorporation of services in new developments?
SEA 4		Maximise the health and wellbeing of the population through improved environmental quality	<p>Will it reduce health problems relating to environmental pollution (in particular air quality)?</p> <p>Will it reduce poverty and health inequalities?</p>
SEA 5	Soil	Maintain, protect and where necessary enhance the fundamental qualities and productive capacities of soils and protect carbon rich soils	<p>Will it make use of previously used/brown field land and buildings?</p> <p>Will prime agricultural land or carbon rich soils be lost as a result of the strategy?</p> <p>Will it contribute to conserving, or reducing loss of, functionality of soils?</p>
SEA 6	Water	Protect and where possible enhance the water environment	<p>Will it prevent deterioration and enhance ecological status of the water environment?</p> <p>Will it protect areas designated as Drinking Water Protected Areas under Article 7 of the Water Framework Directive?</p>
SEA 7		Safeguard the functional floodplain and avoid flood risk	Will it avoid development on the FFP or areas at medium to high risk of flooding?
SEA 8	Air	Protect and enhance air quality	Will it reduce air pollution levels?
SEA 9		Direct development to sustainable locations which help to reduce journey lengths and the need to travel	Will it encourage use of sustainable transport?
SEA 10	Climatic Factors	Reduce emissions of greenhouse gases	Will it reduce emissions?
SEA 11		Reduce the area's vulnerability to the effects of climate change through identifying appropriate mitigation and adaptation measures	<p>Will it avoid exacerbating the impacts of climate change?</p> <p>Will it avoid development on the FFP or areas at medium to high risk of flooding?</p> <p>Will it ensure adaptation to the effects of climate change?</p> <p>Will it avoid new development in areas at risk from erosion, including coastal</p>

			erosion? Will it reduce the number of properties, and infrastructure, at risk from flooding?
SEA 12	Material Assets	Minimise waste per head of population to meet Zero Waste Plan Objectives	Will it encourage the safe treatment and disposal of waste, and prevent, reduce, reuse and recycle waste?
SEA 13		Maximise the sustainable use/re-use of material assets (land and buildings)	Will it encourage the re-use of land and buildings?
SEA 14		Promote and ensure high standards of sustainable design and construction	Will it help to reduce energy usage and encourage energy efficiency? Will it ensure new development is located in line with sustainable principles?
SEA 15	Cultural Heritage	Protect and enhance, where appropriate, the historic environment	Will it protect the historic environment? Will it enhance where appropriate the historic environment? Will it ensure high design quality and respect for local character, distinctiveness and surrounding development?
SEA 16			Landscape
SEA 17		Protect and enhance townscape character and respect the existing pattern, form and setting of settlements	Will it improve or maintain the landscape character of the area? Will it seek to protect, restore and enhance the landscape? Will it respect landscape capacity, visual amenity, and the spatial diversity of communities?

11. HOW HAVE WE ASSESSED THE POSSIBLE EFFECTS OF LDP2?

The Proposed Plan is the Council's settled view on locations for new development, safeguarding existing uses and protecting the environment, as well setting as a policy framework for assessing planning applications. This includes a range of issues such as housing allocations, the settlement boundary policy and the green belt policy. The Environmental Report Addendum suggests ways in which these issues can be addressed highlighting both preferred options and alternatives. These have been assessed using a matrix based approach.

Firstly, we have considered the environmental effects arising from implementing the Visions, Objectives and Spatial Strategies contained with the Proposed Plan. This was undertaken through an analysis of the Visions, Objectives and Spatial Strategies individually, as well as considering any

cumulative or synergistic effects, where applicable, and how the policy framework could develop specific mitigation measures for any likely negative effects.

For each of the new sites proposed we have completed a site assessment (subject to size and location) to establish its environmental impact. This has been used to inform site selection. The preferred and alternative site options have then been assessed in a comparative matrix to allow for a cumulative assessment of a number of settlements. This has allowed recommendations to be made highlighting the preferred option, looking specifically at environmental impact, for each settlement. An updated assessment of sites carried over from LDP1 has also been undertaken.

For the Proposed Plan all the policies have been assessed, again using a matrix based approach, and an updated appendix will be produced which will show the assessment of all the proposed sites within the Perth and Kinross area.

In addition, we have considered the relationship of the Proposed Plan with other relevant plans, programmes and strategies (PPS) and any significant environmental effects have been identified in an assessment table.

12. CAN WE BE CERTAIN OF OUR PREDICTIONS?

The prediction of future events and conditions in the environment is a central part of SEA although there are many uncertainties and prediction of the future will always be difficult. Nonetheless, our goal has been to allow the decision-maker to make 'good decisions' based on effective predictions.

13. WHAT IS THE VISION FOR PERTH & KINROSS?

The over-arching vision of LDP2 is taken from TAYplan Strategic Development Plan (2016-36). The vision states that:

"By 2036, the TAYplan area will be sustainable, more attractive, competitive and vibrant without creating an unacceptable burden on our planet. The quality of life will make it a place of first choice where more people choose to live, work, study and visit and where businesses choose to invest and create jobs."

The TAYplan Vision has already been assessed through the SEA process, as part of the Environmental Report of the TAYplan Strategic Development Plan Proposed Plan (2014). The LDP2 has developed additional visions relevant to the four themed chapters, which provide more detailed aspirations for the Council area across a range of different issues. The four visions focus on:

- Successful, Sustainable Place
- Low Carbon Place
- Natural, Resilient Place
- Connected Place

These themed visions are complemented by a range of specific objectives which have helped shape the policy framework for LDP2.

14. HOW WILL THE PLAN ACHIEVE ITS VISION AND OBJECTIVES?

The overarching aim of LDP2 is to contribute to the sustainable development of Perth and Kinross by creating a positive planning framework to protect current assets where appropriate while identifying sufficient land of a suitable quality in the right locations to meet expected needs for industrial, commercial and housing development. This must be done whilst reducing greenhouse gas emissions and adapting to climate change thus allowing growth in an environmentally sustainable way.

The key Spatial Strategy builds on the Strategic Development Plan’s preferred strategy with most development whether it be housing, business land supply or retailing, targeted at the highest tier settlement in each housing market area (Perth, Highland, Kinross-shire, Strathearn, Strathmore & the Glens).

15. WHAT ARE THE KEY FINDINGS OF THE ASSESSMENT OF THE PROPOSED PLAN?

A summary of each of the assessments undertaken and included within the Addendum are included below, highlighting where there are potential significant likely effects arising and how these will be avoided, and/or mitigated.

Assessment of Visions/Objectives

The proposed Vision and Objectives provide a good basis from which to give consideration to environmental sustainability in the area. This assessment has identified some areas where additional measures should be incorporated into the Plan that will allow the Vision and Objectives to be achieved. Achievement of the Visions and Objectives is also dependant on the spatial allocation of development therefore this part of the assessment has helped frame the assessment of spatial strategies and identify any conflicts that may exist between these aspects of the Plan. This process will ensure that mitigation proposals are comprehensive and ensure that the LDP protects and enhances the environment of Perth and Kinross.

This section of the assessment also considers potential scenarios (environmental, social and economic), in light of there being little realistic alternatives to the proposed Visions/Objectives, and identified that the environmental scenario had the most significant positive effects. The LDP, by its nature, considers all three issues – environmental, economic, and social – and therefore sets out a strong vision/policy framework in which to balance these interests in the most sustainable way possible.

The full assessment of the Visions/Objectives is detailed in Section 6.1 of the Addendum.

Assessment of Spatial Strategies

The proposed Spatial Strategies, as well as the Visions and Objectives, provide a good basis from which to give consideration to environmental sustainability in the area. This assessment has identified some areas where additional measures should be incorporated into the Plan that will allow the Strategies to be achieved whilst ensuring potential environmental effects are avoided or minimised. Achievement of the Spatial Strategies is also primarily dependant on the spatial allocation of development and the themed policy groups will be applied to development proposals to ensure that any significant environmental effects are avoided or minimised.

The full assessment of the Spatial Strategies is detailed in Section 6.2 of the Addendum.

Assessment of Sites

All sites submitted through the LDP process have been assessed. The majority of these sites have been assessed using the Site Assessment Template (Appendix C) and the full list of Site Assessments can be found in Appendix E. If a site was of a small size (typically less than 0.5ha) it was assessed as a settlement boundary amendment rather than a site. This is because it would not be reasonable to consider a site of that size as an allocation within the LDP. These site assessments have allowed officers to consider all reasonable alternatives and choose the most suitable alternatives in the context of each settlement. In addition, all LDP1 sites have been assessed taking into account up to date environmental information – this assessment is provided in Appendix E to the Addendum.

Cumulative Assessment of Sites

A comparative matrix was used to assess the cumulative impacts of the allocations proposed within each settlement. Settlements where more than one allocation/proposal is proposed were assessed. The cumulative impact of all reasonable alternatives was assessed at the Main issues Report stage. As this Addendum accompanies the Proposed Plan, which is the Council’s settled view, it would not be reasonable to consider alternatives at this stage in the process.

Cumulative Assessment findings were based on the results of the initial site assessments which can be found in Appendix E. This matrix based approach used a scoring system as shown below and full cumulative assessment can be viewed in Section 6.4 of the Addendum.

Site Assessment Judgement Criterion

++	+	0	-	--
Significantly positive	positive	neutral	adverse	Significantly adverse

Cumulative assessments have been completed for the following settlements:

<u>Perth Housing Market Area</u> Perth Abernethy Bridge of Earn Burrelton/Woodside Dunning Scone Stanley	<u>Highland Housing Market Area</u> Aberfeldy Dunkeld and Birnam Pitlochry	<u>Strathmore Housing Market Area</u> Alyth Blairgowrie and Rattray Coupar Angus Meikle
<u>Kinross Housing Market Area</u> Balado Blairingone Kinross Milnathort Powmill	<u>Strathearn Housing Market Area</u> Auchterarder Crieff	

Assessment of Settlement Boundaries

The previous assessment of settlement boundaries that was undertaken for LDP1 provides a comprehensive analysis of each settlement as well as the surrounding area (a 2km buffer around each settlement was assessed). This assessment has informed the review of settlement boundaries for LDP2. To progress this assessment we considered the impact of any new data on the existing assessments and highlighted whether or not this will result in significant environmental impacts. This assessment was undertaken for all proposed LDP2 settlement boundaries, which cover the same settlements as LDP1.

For the majority of the settlements there were no reasonable alternative to the boundaries within the existing LDP. These boundaries were established through the last LDP and with a short period of time since the adoption of LDP1 it would be unlikely that there would be a need for these boundaries to be reconsidered at this time. Maintaining the boundaries from the last LDP is one, and in some cases the only, alternative considered through this assessment.

Full details of the assessment undertaken for settlement boundaries can be found in Section 6.5 of the Addendum.

Assessment of Policies

The proposed LDP policies have been divided in to the following policy groups:

- Placemaking
- Economic Development
- Retail and Commercial Development
- Community Facilities, Sport and Recreation
- Residential Development
- Historic Environment

- Energy, Heat and Electricity
- Waste Management
- Natural Environment
- Environmental Resources
- Building Resilience
- Digital Connectivity
- Transport & Accessibility

Overall it is expected that the majority of the policy groups and the individual policies that sit within them will have significant positive effects, either individually or when delivered in combination with other policies in the LDP. In a number of instances the likely effects of policies were noted as being uncertain or unpredictable due to any potential impacts being largely dependent on the specific details of proposals, and how those policies are implemented through the Development Management process. In particular policies in the Economic Development, Retail and Commercial Development, Residential Development, Energy, Heat & Electricity, and Environmental Resources groups were identified as having possible uncertain/unpredictable effects. However, in the event that potential significant effects are identified for specific proposals at planning application stage by implementing the Plan's policy framework it should be possible to avoid, reduce and/or mitigate any such impacts and also provide in many instances appropriate enhancement measures.

In addition, a range of the policies are proposing to prepare Supplementary Guidance which will be subject to separate SEA screening process. The SG are expected to provide further detail and guidance on the specific policies which will assist in identifying, where applicable, where environmental effects are to be avoided and/or mitigated against.

Full details of the Policy Assessment can be found in Section 6.6 of the Addendum and the detailed assessment matrix for policies can be found in Appendix F to the Addendum.

Assessment of Greenbelt Policy Boundary

The Environmental Report Addendum has considered three options for the greenbelt boundary in Perth & Kinross. The first option is to retain the existing greenbelt boundary, as currently adopted in the LDP. The second option is to incorporate the changes, as suggested at Main Issues Report stage, which included removing sections of the greenbelt around Scone and Perth West. The third option is to rationalise the boundary around Scone and Perth West, as well as other minor additions and alterations.

All options/alternatives are likely to have a generally positive impact on the environment. Overall alternative 1 has more positive impact based on the larger area covered. However when you consider mitigation measures, including the implications of national policies, it is unlikely that the proposed boundary change (alternative 3) will have a significant effect on the environment and in some instances will provide positive environmental effects through the inclusion of additional areas in to the green belt and rationalising parts of the boundary.

Full details of the assessment of the Greenbelt Boundary can be found in Section 6.7 of the Addendum.

Cumulative Assessment of other Plans, Programmes and Strategies

In order to help determine the cumulative effects of the Proposed Plan on the environment the Environmental Assessments undertaken for other plans and policies that may have an effect on the area’s environment have been analysed, as well as the Plans themselves. This has allowed for an assessment to ascertain whether any negative impact of the Plan will be counterbalanced by improvement in other areas or whether positive environmental effects can be enhanced by similar actions in other areas. The other Plans considered in this assessment include:

- TAYplan Strategic Development Plan (2016-36)
- River Basin Management Plan (2015-2027)
- National Planning Framework 3
- TACTRAN Regional Transport Study

Table 6 – Cumulative Assessment of Plans, Programmes and Strategies

Overall Effects on the LDP Area	
Biodiversity, Flora and Fauna	<p>Possible adverse impacts on biodiversity, water, soils, landscape and cultural heritage arising from a more flexible approach to land allocations in small and medium sized towns.</p> <p>Impacts on biodiversity arising from direct and indirect effects on protected sites. Implications for coastal and island habitats, disturbance of protected bird species and marine ecology.</p> <p>Overall, the Plan has potentially significant cumulative adverse effects that would not be mitigated by other plans.</p>
Population and Human Health	<p>Overall, the Plan would have significant positive cumulative effects when acting with other plans.</p>
Soil & Water	<p>Possible flooding and water management issues arising in the Tay and Earn catchments.</p> <p>The potential significant adverse effects could be mitigated to some extent by other plans.</p>
Air	<p>Overall, the Plan has potentially significant adverse effects.</p>
Climatic Factors	<p>Conflicts arising from long-term development aspirations and climate change impacts on capacity for future development.</p> <p>Potential conflicts between settlement patterns that build in climate change adaptation and more traditional environmental constraints including biodiversity, cultural heritage, and landscape.</p>

Overall Effects on the LDP Area	
	<p>Overall, other plans would mitigate the potential negative impacts of the Plan.</p>
Material Assets	<p>The Plan’s impact is uncertain as it will depend on implementation.</p>
Cultural Heritage	<p>Negative impacts on the historic character or setting of small and medium sized towns as a result of development/diversification.</p> <p>Potential for loss or damage to the historic environment arising from development and associated visitor activity.</p> <p>Overall, the impact of the Plan is uncertain as it depends on how all plans are implemented.</p>
Landscape	<p>Impacts on urban fringe landscapes arising from reallocation of industrial land for mixed use development.</p> <p>Potential conflict between commitments to renewable energy development and emphasis on protecting and enhancing landscapes.</p> <p>Possible effects on landscape arising from requirements for new waste and road infrastructure.</p> <p>The impact of the Plan is uncertain as it is dependent on how all plans are implemented.</p>

Full details of the assessment can be found in Section 6.8 of the Addendum.

16. HAVE WE CONSIDERED THE CUMULATIVE EFFECTS OF THE ACTIONS IN THE LDP AND OTHER PLANS?

In order to assess the cumulative effects of the Plan on the environment we have looked at other plans and policies that may have an effect on the area’s environment. This has allowed us to assess whether any negative environmental impacts of the Plan will be counterbalanced by improvements in other areas or whether positive environmental effects can be enhanced by similar actions in other areas.

There is a significant degree of uncertainty in respect of how the plan may be implemented and as such it is difficult to draw any conclusions as to whether the uncertainties could themselves generate cumulative or synergistic effects. However, the wide range of environmental conservation and enhancement policies that will be contained in the Proposed Plan are likely to have beneficial cumulative and synergistic effects on the environment of Perth and Kinross, because of the way that environmental changes are likely to interact, for example, improvements to landscape distinctiveness are likely to enhance biodiversity and vice versa. These effects, however, are difficult to quantify.

The most likely significant cumulative negative effect is the loss of prime agricultural and greenfield land. These effects cannot be avoided because LDP2 must meet the Strategic Development Plan’s housing land requirements. Nonetheless the effects can be indirectly mitigated by landscape works of

substantial scale to improve the way that the new developments will fit in the landscape and through the creation of new habitats and green corridors.

Overall, the assessment sections in the Addendum consider where there may be cumulative and/or synergistic effects arising, and identify where mitigation measures may be required.

Full details of the proposed Monitoring proposals can be found in Section 9 of the Addendum.

17. WHAT ARE THE OVERALL CONCLUSIONS?

Our overall conclusions are that the effects are largely uncertain as they will depend on how the Plan is taken forward, implemented and decisions taken on individual proposals. From an analysis of the assessments, potential proposals in some locations are likely to have significantly more negative effects on the environment than others. Such proposals, for example the Cross Tay Link Road, will be subject to a separate and more detailed Environmental Report. In other instances it may be that there are measures which could mitigate or enhance the effects on the environment of the second LDP, particularly through the application of relevant policies.

18. WHAT CHANGES HAVE WE RECOMMENDED FOR MITIGATION AND/OR ENHANCEMENT?

Unlike in project assessment, it is not possible to include a list of specific measures of a practical nature, such as screen planting or noise attenuation bunds. It is more likely that the mitigation measures will need to be covered by policies or other site specific requirements to avoid or reduce the potential adverse effects of the plan or to reduce the uncertainty attached to this assessment. These have been incorporated into the Proposed Plan. Specific mitigation/enhancement proposals have been identified in Section 8 of the Addendum.

Consequently, we consider that much could be done to improve the environment if the Proposed Plan identified environmental matters that would strengthen its contribution to enhancing and managing biodiversity, reducing the risk from flooding, addressing climate change through mitigation and adaptation, air quality improvements, managing greenspace to improve biodiversity and townscapes, managing landscape impacts, and protecting soils. In summary the Plan should provide leadership to ensure that the planned economic, social, and environmental activity achieves a net gain for the environment which will ultimately enhance well-being for local communities.

19. HOW WILL IT BE ENSURED THAT THERE ARE NO ADVERSE ENVIRONMENTAL EFFECTS FROM IMPLEMENTING THE PLAN?

We will monitor the significant effects of the Plan on the environment during the implementation of the Plan. It will focus on the effects of the Plan on existing environmental problems as a way of prioritising future monitoring activities. Many of the issues will be reviewed as an integral part of the monitoring of the Plan itself. If future monitoring shows adverse impacts arising from the implementation of the Plan, consideration will need to be given to review it.

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