Environmental Report
Addendum No. 2 – Appendices

Perth & Kinross Local Development Plan - Proposed Plan
December 2011

PERTH & KINROSS COUNCIL

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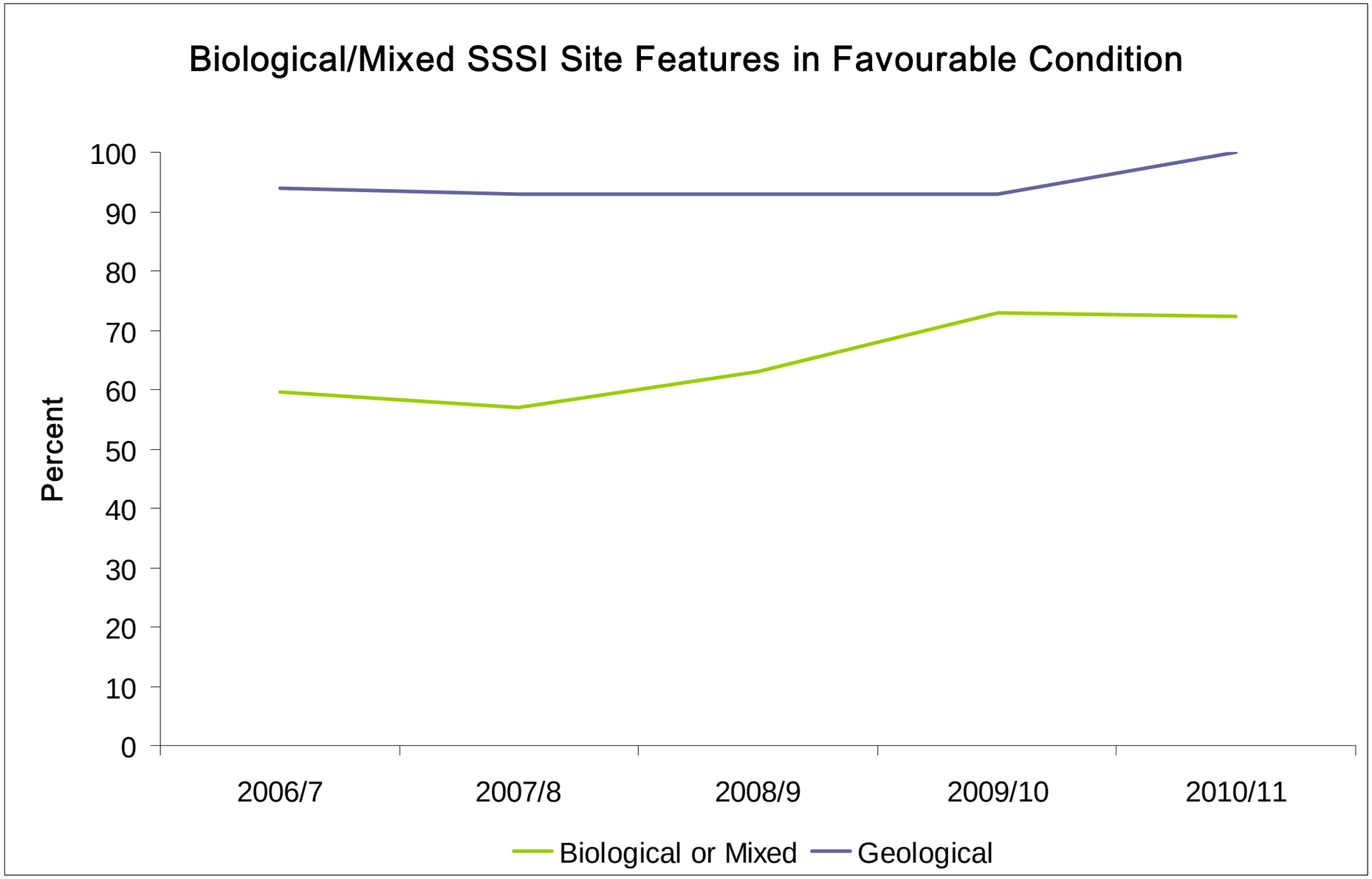
Appendix A Updated Baseline Maps and Data

List of Maps and Charts

B.1 Biodiversity, Flora & Fauna

- Biological/Mixed SSSI Site Features in Favourable Condition
- Biodiversity – Important Bird Areas & Biological & Mixed SSSIs in 2009



Current position

The Perth and Kinross area has the highest number of Sites of Special or Scientific Interest SSSIs) per land mass in Scotland. The condition of SSSIs is reviewed on a six year cycle and updated on a rolling basis. The second cycle (2005 – 2011) has been completed and the most recent data shows that 72.4% of Biological or Mixed SSSIs in Perth and Kinross remain identified as being in favourable condition. This figure has remained relatively stable over the previous year, however fails to meet the national target of 80% in favourable condition.

Relevance of this indicator

The diverse wildlife and habitats of Perth and Kinross are highly valued locally, nationally and internationally and are resources that need to be protected. Biodiversity benefits communities and human health through the provision of a high quality environment in which to live. Biodiversity is integral to the productivity and beauty of the countryside, contributing significantly to the local economy by attracting many tourists to Perth and Kinross each year specifically because of its unique wildlife. This indicator identifies the condition of areas within Perth & Kinross that have been designated as a Site of Special Scientific Interest (SSSI), considering how well the quality of the site is being maintained to retain the specific feature for which it was designated.

Links to PKC SD Principle:

SDP5 - Protecting and improving natural resources and biodiversity (e.g. air quality, water quality, land contamination)

Links to Local Outcome:

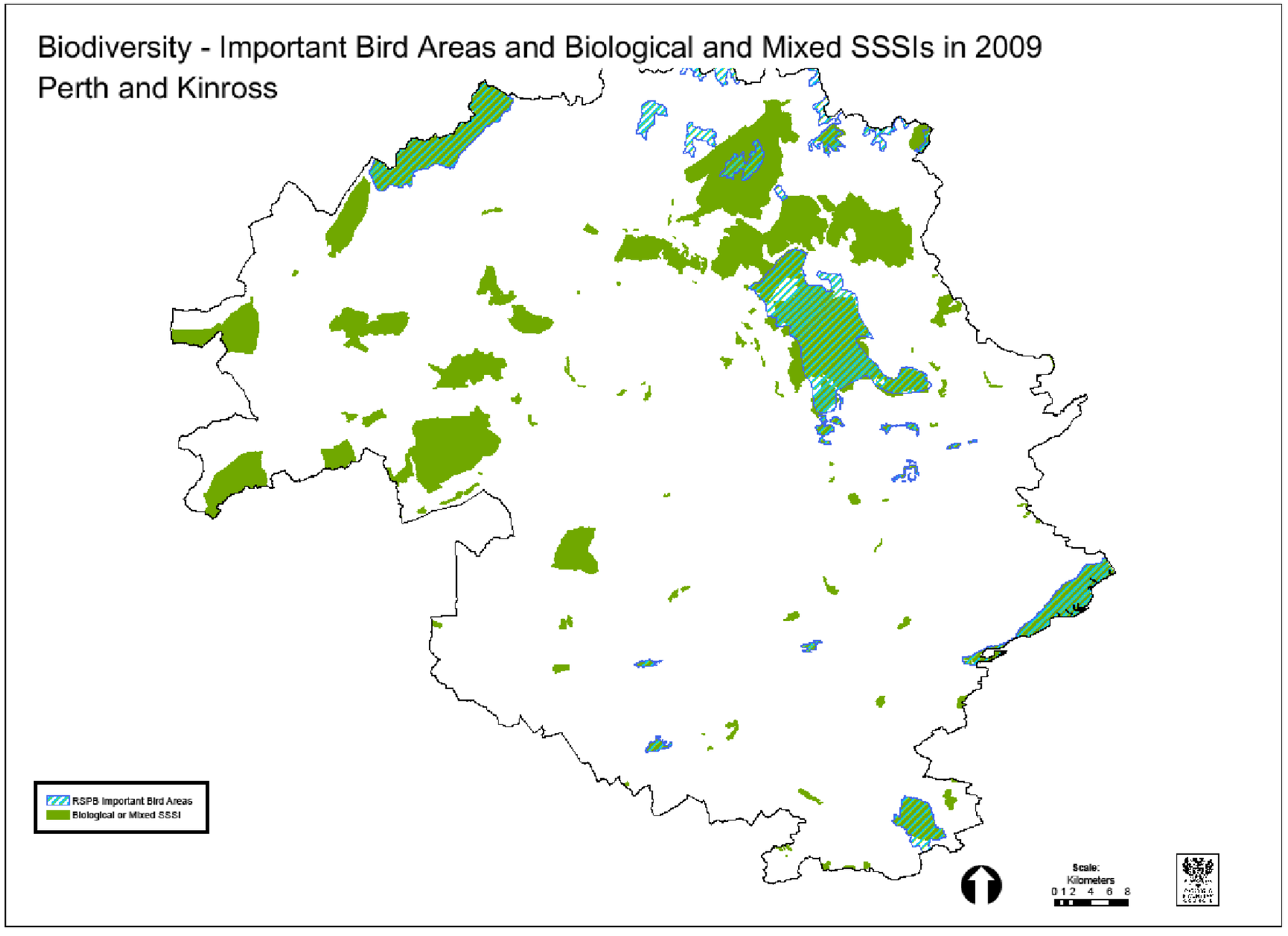
Our area will have a sustainable natural and built environment

Links to National Outcome:

12) We value and enjoy our built and natural environment and protect it and enhance it for future generations

Data source: Scottish Natural Heritage

Data availability: Rolling 6 year cycle



Current position

According to data from the National Biodiversity Network (NBN), the Perth and Kinross area contains 93 species listed on the Species of Conservation Concern (JNCC) and 1109 Local Biodiversity Action Plan (LBAP) species Conserving and restoring habitats at a landscape scale is vital to conservation, strengthening the resilience of biodiversity to environmental change. Important Bird Areas (IBAs) areas form part of an international initiative aimed at identifying and protecting a network of sites, critical to conservation efforts (RSPB 2009). Sites of Special Scientific Interest (SSSI) are designated for their plants, animals or habitats, their rocks or landforms, or a combination of features. Together they form a network of important natural features across the UK and support a wider network across the EU.

The Perth and Kinross area contains or adjoins 115 SSSIs covering over 69,000 ha and 7 IBAs covering 36 950 ha.

Relevance of this indicator

The diverse wildlife and habitats of the Perth and Kinross area are highly valued locally, nationally and internationally and are resources that need to be protected. Biodiversity benefits communities and human health through the provision of a high quality environment in which to live. Biodiversity is integral to the productivity and beauty of the countryside, contributing significantly to the local economy by attracting many tourists to the area.

Links to National Outcome:

We value and enjoy our built and natural environment and protect it and enhance it for future generations

Data source: NBN, RSPB, SNH

Data availability: ad hoc

Map published May 2010.

APPENDIX B POLICY ASSESSMENT

B.1 This section provides a detailed summary of the findings of the analysis of Plan's policies. A matrix approach was used both in undertaking the assessments of the policies within the policy groups and in presenting the results. To keep the appraisal understandable and simple in its presentation, symbols have been used to express the judgement made in respect of each criterion. Tables B.2 to B.11 below provide a summary of the policy matrix testing for each policy against the 17 agreed SEA Objectives.

B.2 As noted at paragraph 7.2 of the Addendum, it is important to ensure that the assessment is not misrepresented as something more sophisticated than it actually is. The appraisal is based on a series of informed, professional judgements about the likely significant effects of policies and policy areas, using the best information available.

B.3 The symbols used in the matrices are as follows:

++	Likelihood of significant beneficial effect(s)
+	Likelihood of significant beneficial effect(s) but is dependent on policy implementation and/or in combination with other policies/guidance in the Plan
	Blank cell – criterion not relevant, or likelihood of no significant or only neutral effect(s)
~	Uncertain or unpredictable effect(s) and/or some potential for policy divergence with environmental objectives in the Local Development Plan
-	Likelihood of significant adverse effect(s) and/or likelihood of policy divergence with environmental objectives in the Local Development Plan
--	Not assessed as part of the SEA of the MIR for the reason stated in the comments column e.g. because assessed at a higher or lower level

B.4 For ease of reference, Table B.1 provides a list of the SEA Objectives used to carry out the assessment.

Table B.1: SEA Objectives

Ref.	Objective
SEA 1	Conserve and enhance the diversity of species and habitats
SEA 2	Accommodate population and household growth and direct that growth to appropriate locations
SEA 3	Improve the quality of life for communities in Perth and Kinross
SEA 4	Maximise the health and wellbeing of the population through improved environmental quality
SEA 5	Maintain, protect and where necessary enhance the fundamental qualities and productive capacities of soils
SEA 6	Protect and where possible enhance waterbody status
SEA 7	Safeguard the functional floodplain
SEA 8	Protect and enhance air quality
SEA 9	Direct development to sustainable locations which help to reduce journey lengths and the need to travel
SEA 10	Reduce emissions of greenhouse gases
SEA 11	Reduce the area's vulnerability to the effects of climate change through identifying appropriate mitigation and adaptation measures
SEA 12	Minimise waste per head of population
SEA 13	Maximise the sustainable use/re-use of material assets (land and buildings)
SEA 14	Promote and ensure high standards of sustainable design and construction
SEA 15	Protect and enhance where appropriate the historic environment
SEA 16	Protect and enhance the character, diversity and special qualities of the area's landscapes to ensure new development does not exceed the capacity of the landscape to accommodate it
SEA 17	Protect and enhance townscape character and respect the existing pattern, form and setting of settlements

Table B.2: Placemaking Group Assessment Summary

Policy Name	SEA OBJECTIVE																Summary of Overall Likely Group Effects
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	
Placemaking	+	+	+	+		+	~	~	~	~	+	+	+	++	+	+	+	Overall it is anticipated that the policy will have a positive effect, as it supports the creation of sustainable places and seeks to ensure that new development takes account of land uses within the vicinity of the proposed development and is designed accordingly, in order to limit potential impacts and create well designed places. In some cases those positive impacts will be dependent on how the policy is implemented at a planning application level for specific proposals, and also it's implementation in combination with other policies in the Plan.
Design Statements	+	+	+	+				~	~	+	+	+	+	++	++	~	++	The policy will only apply to certain developments and requires the production of a Design Statement at the time of a planning application. The individual design statement will allow for detailed further consideration of the design of the proposal and its impact on any on site considerations and also neighbouring land uses and sensitivities. The implementation of the policy in combination with other policies in the Plan should ensure that any potential significant negative impacts are avoided or minimised and that positive impacts as a result of enhancement measures are achieved. There are uncertain/unpredictable effects noted in terms of objectives on air quality and reducing journey lengths and the need to travel as positive impacts will be dependent on the location of individual sites in relation to local facilities and services, the public transport network and active travel options. The same is true for Objective 16 relating to the protection and enhancement of the area's landscapes as any potential impacts, both positive and negative will be dependent on the location of individual development proposals being considered under this policy. It is considered that the policy will have no significant impacts on soils, water quality and flood risk.
Developer Contributions	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	A pre-screening was previously carried out for this policy and it was determined that as the policy itself will not result in any physical development but rather provides a statement of the Council's general intent in respect of when and how it will seek financial contributions from developers related their proposals. Therefore it was considered unlikely that it would have a significant effect on any the SEA topics listed under Schedule 3 of the 2005 Act.

Table B.3: Economic Development Group Assessment Summary

Policy Name	SEA OBJECTIVE																Summary of Overall Likely Group Effects
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	
Employment & mixed use areas	~	+	+	~		~	~	+	++	+	~	~	+	+	~	~	+	It is considered that the policy will have positive effects on a number of the SEA topics as a result of locating employment and housing land uses together and requiring good active travel and public transport links, which should help to reduce the need to travel by private car. The policy's requirement for development not to detract from the amenity of adjacent, particularly residential, areas should result in positive impacts on the SEA objectives for quality of life, ensuring high standards of design and construction and also protecting and enhancing townscape character; however, such impacts will be dependent on the delivery of the policy in combination with other policies in the Plan. Unknown/unpredictable effects have been identified for SEA objectives in relation to biodiversity, population health and wellbeing, the water environment, Climate Change, waste, the historic environment and landscape, as any potential impacts will be dependent on the location of the specific development proposals and any environmental sensitivities present.
Rural Business/ Diversification	~	+	+	~	~	-	-	-	~	~	~	~	~	+	+	~	~	Overall the policy will have uncertain or unpredictable effects with potential for policy divergence with the environmental objectives depending on location, type and scale of individual proposals coming forward through planning applications and also how the policy is implemented for those proposals in conjunction with other policies in the Plan which could help to remove/reduce/mitigate any potential significant effects and/or provide for appropriate enhancement measures for specific development proposals. There are however potential negative impacts of concern, primarily in terms of water quality, flooding and air quality which need to be dealt with in more detail through the supplementary guidance linked to this LDP policy. In addition, further strengthening of issues relating to biodiversity, environmental quality, soils, sustainable locations and travel, climate change, waste, material assets, landscape and townscape also need to be incorporated into the associated supplementary guidance to enable a more positive outcome.
Caravans sites, Chalets and	~		+		~	~	~	~	~	~	~		+	+	~	-	~	Overall the policy will have uncertain or unpredictable effects with potential for policy divergence with the environmental objectives depending on the type, scale and location of individual proposals

Policy Name	SEA OBJECTIVE																	Summary of Overall Likely Group Effects
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	
Timeshare Developments																		submitted through a planning application and also it's implementation in combination with other policies in the Plan, which could help to remove/reduce/mitigate any potential significant effects and/or provide for appropriate enhancement measures for specific development proposals. There are likely to be positive effects as a result of the policy on SEA Objectives 3, 13 and 14 when delivered in conjunction with other policies in the Plan, due to the provision of new and improved holiday and leisure facilities, ensuring the retention of existing caravan sites, chalets and timeshare developments and also seeking high standards of design and construction for such developments by requiring proposals to be compatible with policy PM1: Placemaking. There is potential for negative impacts on the area's landscapes due to the likely location of such developments in rural areas i.e. close to natural assets of interest for tourism purposes; but such impacts are largely unknown at this stage and should be assessed at an individual planning application stage against the Plan's policy framework.
Major Tourism Resorts	~		+	~	~	-	~	~	~	~	~	~	+	+	-	+	~	Overall the policy will have uncertain or unpredictable effects with potential for policy divergence with the environmental objectives depending on the type, scale and location of individual proposals arising out of this policy, and also it's implementation in combination with other policies in the Plan for specific proposals at planning application stage, which could help to remove/reduce/mitigate any potential significant effects and/or provide for appropriate enhancement measures. Potential for negative impacts on elements of the historic and water environments at some of the listed major resorts; any proposals coming forward under this policy would require further detailed consideration at planning application stage to ensure no significant effects occur. However, the Plan's policies in relation to the historic environment, placemaking, designated sites and drainage should help to avoid/reduce/mitigate for any potential negative impacts at these or other locations. Positive impacts are likely in terms SEA Objectives 3, 13, 14 and 16 due to the encouragement given to improving and expanding these resort facilities under the policy; the retention and use of some of the area's significant tourism material assets, and also the policies presumption in favour of protecting the landscape setting of these resorts.
Communications Infrastructure	~	+	+			~	~	+	+	~			~	~	~	-	~	In the case of SEA Objectives 2, 4, 5, 8, 11 and 12 it is considered that the criterion is not relevant. Overall the policy is unlikely to have significant adverse impacts in terms of the environmental objectives as the development proposals arising out of this policy are likely to be reasonably small scale. However, consideration should be given to potential impacts of specific proposals at individual planning application stage, and also the potential to avoid/reduce/mitigate possible impacts and identify enhancement measures through the implementation of the policy in conjunction with other policies in the Plan. Positive impacts have been identified in terms of those objectives relating to population and human health and directing development to sustainable locations, as improving communication infrastructure in rural areas can help to facilitate the development of more rural businesses, increase home working opportunities and as a result reduce the need for some people to commute. The potential exists for negative impacts on the area's landscapes as a result of the visual impact of communications infrastructure in sensitive locations; however, those impacts are largely unknown at present as it will depend on the specific design, scale and location of specific proposals.

Table B.4: Retail and Commercial Development Assessment Summary

Policy Name	SEA OBJECTIVE																Summary of Overall Likely Group Effects
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	
Town Centre Prime Retail Areas	~	+	+	+		-	~	-	++	~	~	-	++	+	~	~	~	Overall the policy will have positive effects as it promotes retail and commercial development to be located within town centres which are the most accessible and sustainable location for the general population. Any impact on landscape or soil is likely to be minimal as proposals will be within an urban location. There are however negative impacts of concern primarily in terms of water quality, air quality (particularly in Perth) and waste generation which need dealt with in more detail through LDP policy and possibly supplementary guidance. There is however potential to avoid/reduce/mitigate and enhance any possible impacts on the water environment through applying the Plan's policies in relation to drainage (required connection to public sewer system and the use of SUDS in new developments). In addition, further strengthening of issues relating to biodiversity, flooding, climate change, and townscape also need to be incorporated into the associated supplementary guidance to enable a more positive outcome. There are unknown impacts in terms of the historic environment depending on the location, scale and design of individual development proposals, as they could impact on neighbouring historic environment elements. However, such potential impacts could be avoided/minimised by applying the Plan's historic environment policies where relevant. Potential negative impacts in terms of waste minimisation have been identified as further waste is likely to be generated in these areas as a result of increased retail activities.
Perth City Centre Secondary Uses Area	~	+	+	+		-	~	-	++	~	~	-	++	+	~		~	Overall the policy will have positive effects as it promotes retail and commercial development to be located within town centres which are the most accessible and sustainable location for the general population. Any impact on landscape or soil will be minimal as it is within an urban location. There are however negative impacts of concern primarily in terms of water quality and air quality which need dealt with in more detail through LDP policy and possibly supplementary guidance, and also in terms of the waste minimisation objective as further waste is likely to be generated in these areas as a result of increased retail activities. There are unknown impacts in terms of the historic environment depending on the location, scale and design of individual development proposals, as they could impact on neighbouring historic environment elements. However, such potential impacts could be avoided/minimised by applying the Plan's historic environment policies where relevant. In addition, further strengthening of issues relating to biodiversity, flooding, climate change, and townscape also need to be incorporated into the associated supplementary guidance to enable a more positive outcome.
Commercial Centres	~	+	+	+		-	~	-	++	~	~	-	++	+	~		~	Overall the policy will have positive effects as it promotes retail development to be located within commercial centres which are after town centres are the most accessible and sustainable location for the general population. Any impact on landscape or soil will be minimal as it is within an urban location. There are however negative impacts of concern primarily in terms of water quality and air quality which need dealt with in more detail through LDP policy and possibly supplementary guidance. In addition, further strengthening of issues relating to biodiversity, flooding, climate change, and townscape also need to be incorporated into the associated supplementary guidance to enable a more positive outcome.
Retail and Commercial Leisure Proposals	~	+	+	+		~	~	-	+	~	~	-	+	+	~		~	Overall the policy will have positive effects as it promotes retail and commercial development to be located within town centres which are the most accessible and sustainable location for the general population. Any impact on landscape or soil should be minimal if development is within an urban location. There are however negative impacts of concern primarily in terms of water quality and air quality which need dealt with in more detail through LDP policy and possibly supplementary guidance. In addition, further strengthening of issues relating to biodiversity, flooding, climate change, and townscape also need to be incorporated into the associated supplementary guidance to enable a more positive outcome.

Table B.5: Residential Development Group Assessment Summary

Policy Name	SEA OBJECTIVE																Summary of Overall Likely Group Effects
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	
Affordable Housing		++	++	++				+	+			+	+	+	~	~	+	Overall it's expected the policy will have positive environmental effects by meeting the objectives of sustainable development, through efficient design, directing affordable housing to appropriate locations, and meeting the needs and aspirations for housing and access to facilities. It will also positively improve opportunities for people on 'modest incomes' to obtain housing of a reasonable quality that is affordable; also positive impacts are anticipated in terms of the health and well-being of current and future residents of Perth and Kinross in the longer term. It is expected to provide general improvements to the local environment.
Gypsies/ Travellers' Sites		++	++	+				+	+			++	+	+	~	~	~	The policy is expected to have an overall positive effect on the SEA topics, specifically with reference to population, human health, and material assets concerned with minimising and reducing waste. The effect on townscape setting is uncertain however, it is likely that if development occurs on brownfield sites then the reuse will be a positive effect and add to the protection of the setting of a settlement. There aren't expected to be any effects on waterbody status, soils or climatic factors.
Housing in the Countryside	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	A separate SEA was previously carried out for this policy. It concluded that overall the policy will have positive environmental effects specifically with reference to maximising re-use of land / buildings , conserving important elements of built cultural heritage, guiding development to minimise or avoid risks associated with the effects of climate change e.g. flood risk, and also meeting the desire for people to live in the countryside.
Particular Needs Housing Accommodation		++	++	+				+	+			+	+		~	~	+	It is expected that the policy will overall have positive environmental effects by meeting the objectives of sustainable developments, directing particular needs housing to appropriate locations and meeting the housing needs of particular groups not met by the general housing market. This will improve opportunities for people who are older or more vulnerable in communities to have access to appropriate housing. It will also ensure development works towards reducing travel by car thereby reducing air pollution and congestion as close proximity to public transport and local facilities and services e.g. shops, community facilities, GP surgeries. There are not expected to be any direct effects on waterbody status or soils or functional floodplains as a result of this policy, any effects will have been guided by other policies in the Plan such as those on flooding, drainage and prime agricultural land.
Residential Areas	+	+	+	+				+	+				+		+		+	It is expected that the policy will have positive environmental effects by protecting; smaller areas of open space, residential amenity, and encouraging brownfield development. The policy encourages suitable infill development within existing urban areas where there is better access to public transport and local services. There aren't expected to be any effects on waterbody status, soils or climatic factors.
Pubs and Clubs – Residential Areas		+	+	+				+	+	+	+						+	The policy of restricting pubs, clubs and other leisure uses in residential areas is expected to have significant beneficial effects on the quality of life, heath and wellbeing and townscape objectives, through protecting residential amenity and safety and discouraging uses in residential areas which would change residential character as a result of commercial signs and adverts. These positive effects are likely to occur in combination with the Plan's Placemaking and noise policies. Indirectly the policy will have significant beneficial effects of directing most pubs, clubs and other leisure uses to town centres which are accessible by a range of transport modes, and should also help encourage more walking. This will contribute to reducing transport emissions with positive effects in terms of improved air quality, reduced greenhouse gas emissions and mitigating for the effects of climate change. These positive effects are likely to occur through the policy's implementation in combination with transport, town centre and Perth secondary centre policies. The policy will have limited effect on biodiversity, soil, water quality, material assets, cultural heritage and landscape as it relates to development within existing built up areas and any effects will be addressed by other policies covering these topics.

Table B.6: Transport and Accessibility Group Assessment Summary

Policy Name	SEA OBJECTIVE																	Summary of Overall Likely Group Effects
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	
Transport Standards & Accessibility Requirements	~	+	+	+	-	-	-	~	~	~	~	+	+	+	~	~	~	Overall the policy will have some uncertain or unpredictable effects with the environmental objectives due to the fact that each development involving transport infrastructure will be dealt with on a case by case basis and the impacts in each case could either contribute positively or negatively depending on the type of transport infrastructure being provided, its location and environmental sensitivities present. Any potential adverse impact should however be mitigated through the identification of specific mitigation measures for the individual proposal, which may include the application of other policies in the Plan. Positive impacts have been identified in terms of population, human health and material assets with promotion of more sustainable modes of transport to be provided with developments. There are potentially negative impacts on soil and water quality, which should be considered in more detail through the supplementary guidance linked to this LDP policy and at individual planning application stage. In addition, further strengthening of issues relating to biodiversity, water, air quality, heritage and landscape are also required to be incorporated into the associated supplementary guidance to enable a more positive outcome.

Table B.7: Community Facilities, Sport and Recreation Assessment Summary

Policy Name	SEA OBJECTIVE																	Summary of Overall Likely Group Effects
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	
Open Space Retention & Provision	+	++	++	++	~	++	++	+	+	+	+	+	+	+	+	++	++	The protection of existing open space from unrelated development and provision of new open space as part of development is likely to have significant positive benefits for the environment. These include climate change mitigation in terms of carbon capture in trees, release of oxygen from plants, local community food growing and providing a good microclimate for energy efficient design. It is also important for climate change adaption, as it is a use that is compatible with flood storage, and the protection and enhancement of biodiversity and water quality. Protection of existing and the provision of new open space in development has significant benefits for the health, recreation and active travel opportunities for residents, it therefore reduces demand for vehicular travel. Open space also has significant benefits for communities' landscape setting, townscape and local amenity.
Public Access	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	The Core Path Plan was subject to a separate SEA. The policy also covers other rights of way and paths. Other existing rights of way and paths have not been subject to the same consideration of environmental effects and potential mitigation as Core Paths. However development with a potential impact on a right of way or another path will be subject to the Plan's landscape, biodiversity and transportation policies. Therefore potential negative environmental impacts of the path are likely to be mitigated at planning application stage. The findings of the Core Path Plan SEA are therefore relevant to other paths. The SEA considered that core paths have significant positive benefits including the health, recreation and active travel opportunities for residents. This reduces demand for vehicular travel, improves air quality through reduction in emissions and provides mitigation in relation to the effects of climate change.
Community Facilities	+	++	++	++			~		~				++			+		The overall effect of the policy is likely to be positive, particularly in relation to human health, quality of life and the sustainable reuse of material assets. The policy will have little if any impact on the other SEA objectives due to its underlying restrictive nature.

Table B.8: The Historic Environment Group Assessment Summary

Policy Name	SEA OBJECTIVE																	Summary of Overall Likely Group Effects
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	
Conservation Areas	+	+	++	++						+	+	++	++	+	++	+	++	Overall the policy will have significant positive effects, although in the case of SEA Objectives in relation to biodiversity, population, climatic factors, sustainable design and construction, and protecting and enhancing landscapes, these beneficial effects will be dependent on either how the policy is implemented on a case by case basis, the willingness of owners to carry out works to increase the energy efficiency of their properties, and build in climate change mitigation and adaptation measures, and also the delivery of the policy in combination with the Plan's other policies and supplementary guidance e.g. biodiversity, nature conservation, green networks, design statements, climate change, and sustainable construction. There are some uncertainties as to the possibility for effects on prime agricultural land, flooding, and air for reasons of either the potential for positive benefits would be secondary, unintentional outcomes of the policy

Policy Name	SEA OBJECTIVE																	Summary of Overall Likely Group Effects
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	
																		in specific locations (soil and flooding), or positive effects on air by encouraging the use of older buildings which will typically be in the core of settlements may be reduced or even cancelled out by possible increases in tourism levels in Conservation Areas. Finally, no effects are expected on waterbody status as a result of the policy.
Gardens & Designed Landscapes	++	++	+	++	++			~	~	+	+		++	+	++	++		The overall effect of the policy is likely to be significantly positive, particularly in relation to biodiversity, human health, the sustainable reuse of material assets, cultural heritage, landscape and townscape. Positive effects on SEA Objectives in relation to population, climatic factors, and standards of sustainable design and construction will very much be dependent on how the policy is implemented on a case by case basis, the willingness of owners to make changes to help tackle climate change challenges and also the delivery of the policy in combination with other policies and guidance in the Plan.
Scheduled Monuments	++	+	++	++	++		~	~					++		++	++	++	Overall it is expected that there will be significant positive effects as a result of the policy on the SEA Topics. There aren't expected to be any effects on waterbody status, reducing journey lengths and the need to travel through directing growth to sustainable locations (as the policy doesn't promote development), climatic factors and waste reduction. There are unpredictable effects identified in terms of flooding and protecting and enhancing air quality, as by safeguarding scheduled archaeology located within a floodplain there could potentially be indirect positive effects in terms of safeguarding the functional floodplain but it is very much dependent on the specific location of individual assets. In respect of air quality, it is possible that protecting these assets could lead to increased tourism levels by unsustainable modes of transport resulting in higher pollution levels in certain locations.
Listed Buildings	+	~	++	++						+	+	++	++	+	++		++	The policy is expected to have overall positive effects on the SEA topics, particularly in respect of biodiversity, human health, climatic factors, material assets, cultural heritage, and townscape. However, in some case this may be dependent on the delivery of the policy in combination with other policies and guidance in the Plan and/or actions on the part of property owners. Uncertain effects have been identified in terms of SEA Objective 2, as although population and household growth can be accommodated in listed buildings, whether or not a property is considered to be an 'appropriate location' in terms of achieving sustainable communities, will be very much dependent on the specific location of individual listed buildings. No effects have been predicted in terms of soil, water and air.
Designated Historic Battlefields	+	~	++	++	++		~						++	+	++	++		Overall significant effects predicated as a result of the policy, but in some instances this will be dependent on combined implementation with other policies and guidance in the Plan. Uncertain effects are predicted in terms of accommodating population and household growth as the policy doesn't presume against development within Inventory Battlefield sites, although it is unlikely that the Plan's Spatial Strategy will consider these sites as 'appropriate locations' for future development allocations. The effects on air quality are also currently uncertain as the protection of Inventory sites and encouraging exploring their potential for tourism and as an educational resource under national policy and guidance could lead to adverse effects on air quality levels in certain locations, and not necessary immediately at the battlefield site. No effects are expected in terms of water, reducing journey lengths or the need to travel linked to the allocation of future development sites, climatic factors and waste reduction.
Non-designated Archaeology & Historic Buildings	+	++	++	++	~		~	~	++	+	+	++	++	~	++	++	++	Overall significant positive effects predicted as a result of the policy, however in the case of biodiversity, air and climatic factors these benefits may only be realised in combination with the delivery of other policies and guidance in the Plan. No effects are anticipated in terms of waterbody status, and there are uncertain/unpredictable effects in respect of soil, flooding and air quality. The assessment criteria is not considered relevant for assessing the compatibility of the policy on non-designated archaeology and the objective's aim of promoting and ensuring high standards of sustainable design and construction, but there could be positive effects on the historic buildings aspect of the SEA Objective 14, if the buildings were restored, maintained and managed in line with the Plan's other policies and guidance, but such effects would be dependent on positive actions by the property owners.
Trees	++	++	++	++								++			++	++	++	For the most part no significant effects have been identified as a result of the policy on the SEA Topics. However, significant positive effects are expected in terms of biodiversity, population and human health, minimising waste, cultural heritage, landscape and townscape.

Table B.9: The Natural Environment Group Assessment Summary

Policy Name	SEA OBJECTIVE																	Summary of Overall Likely Group Effects
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	
Environment & Conservation Policies	++	++	+	+	+	++	+	++		++	++		++	++	+	+	+	The policy is likely to have significant beneficial effects on conserving the diversity of species and habitats at designated sites from adverse impact from development and directing inappropriate development away from these areas. In doing so the plant life will also result in beneficial effects on water and air quality and absorbing greenhouse gases. In protecting designated habitats and protected species areas of derelict land may be recognised for their international nature conservation value and conserved as such or good quality sustainable design used to conserve them as part of development. Secondary benefits include conserving sites which can also perform as functional floodplain and protecting habitats which have local, regional or national importance in contributing to landscape character and distinctiveness.
Forestry, Woodland & Trees	+	+	~	+	~	+	+	+	+	+	++	+	+	+	+	+	+	The draft Woodland Strategy will be updated as Supplementary Guidance and is currently part of a separate SEA process, having reached scoping stage. There are potential environmental benefits and problems associated with forest and woodland planting and harvesting (identified in full in that scoping report). Many of these also apply to the protection and enhancement of existing trees and woodlands on and adjacent to development sites and provision of new woodlands on and as part of these. The protection of trees and woodlands on development sites has one significant benefit on its own which is adaption to and mitigation of the effects of climate change as trees and woods absorb carbon and provide biofuel, which is a carbon neutral alternative to fossil fuels. The policy also has many significant benefits when applied along with other topic policies and river catchment management plans. These benefits include: the protection and enhancement of the historic environment (including historic trees and ancient woodlands), biodiversity, environmental conservation, water quality, reduction of flood risk, placemaking, local amenity, landscape, open space and health and wellbeing – through access and the enjoyment of habitats and fruit trees. The impact of commercial forestry on local communities is uncertain as their amenity is affected by noise and timber traffic, but local employment in the forestry sector is currently limited. The potential impact on the areas soil resource is uncertain as forestry practices can raise issues in relation to contamination, compaction and erosion of soils. Impacts on soil quality, and on the function of soils in storing carbon, can occur in areas of low pH/high carbon soils. Forestry and woodland can contribute positively to soil and slope stabilisation, particularly in relation to increased rainfall associated with Climate Change.
Biodiversity	++	+	+	+	+	++	+	++		++	++		++	++		+	+	The policy is likely to have a significant beneficial effect of ensuring development conserves and enhances the diversity of species and habitats. In doing so the plant life will also have beneficial effects on water and air quality and absorbing greenhouse gases. Derelict land may be valuable in terms of its nature conservation interest, which could be conserved and improved through development by applying good quality sustainable design such as using natural environment to create good microclimates and SUDS. Secondary benefits include conserving and enhancing sites which also perform as functional floodplain and using development to creating natural areas in open spaces could improve quality of life. It could also help protect habitats which have local, regional or national importance in contributing to landscape character and distinctiveness. The conservation of peatland in particular and other habitats with carbon rich soils will help to mitigate against the effects of climate change. Another potential benefit could include ensuring development conserves the historic environment along with the habitat or species; however this would depend on the successful implementation of the historic environment policies.
Green Infrastructure	++	+	++	++	++	++	++	++	++	++	++	+	+	++	++	+	++	Green Infrastructure has significant beneficial effects in relation to 13 SEA objectives. This is because it encompasses a wide range of land uses including flood plains, agricultural land, woodlands, open spaces and natural habitats. The policy is a way of identifying the value of these different elements both individually and collectively as networks and therefore strengthens the justification for enhancing them. The policy has significant beneficial effects on the quality of water, air and soil. It provides mitigation against the effects of climate change through: protecting and encouraging land uses which contain plants and trees to absorb carbon; providing networks for active travel; form landscaping as part of energy efficient design and adapt to flooding as a water storage resource. It also enhances the townscape and setting of settlements and the historic environment. Its' open space and landscape function enhances quality of life and provides an opportunity for recreation.
Green Belt	+	++	++	++	++	+	+	++	~	+	+	+	+	+	+	+	++	The Green Belt has significant beneficial effects for 6 SEA objectives. These include directing population growth to appropriate locations within Perth and elsewhere. It also protects the setting of Perth and its

Policy Name	SEA OBJECTIVE																	Summary of Overall Likely Group Effects
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	
																		surrounding villages and promotes its use for recreation, thereby enhancing local resident's quality of life and health opportunities, and settlement character. Other significant benefits include protecting prime agricultural land and promoting forestry. These land uses in turn contain trees which absorb carbon, filter out dust and provide oxygen and water vapour, which will contribute to improvements to air quality in the Perth Air Quality Management Area. Other beneficial effects are created in combination with other polices due to the potential of agricultural land, recreation development and woodland to be offer other benefits such as protection and enhancement of the historic environment, landscape, flood storage and biodiversity.
Perth Lade Green Corridor	++		++	++	+	+	+	+	++	+	+				++	+	++	Perth Lade Green Corridor has significant beneficial effects in relation to 6 SEA objectives. It is a historic feature that is an important part of the townscape and has biodiversity value as a water and waters edge habitat. The path along the Lade is a recreational resource which links open spaces in the north of Perth and the countryside to the north west. It also helps reduce vehicle emissions as it is an active travel route which links residential areas in the north to services and facilities in the city centre. The Lade corridor has the potential to be enhanced as part of the masterplanning of the major development sites of Almond Valley and the Tulloch Marshalling Yards.

Table B.10: Environmental Resources Group Assessment Summary

Policy Name	SEA OBJECTIVE																	Summary of Overall Likely Group Effects
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	
Renewable & Low Carbon Energy Generation	~		~		~	~		~	~	+	+		-	+	~	-	-	Potential negative impacts have been identified in terms of the sustainable use/re-use of material assets (land), the area's landscapes and townscape character, as the location of the majority of proposals is likely to be on greenfield sites in rural areas or micro-renewables within settlements. There is also potential for negative impacts on the SEA objectives for biodiversity, quality of life, soils, water quality, air quality, reducing journey lengths and the need to travel, and the historic environment, depending on the type, scale and location of proposals. However, the type and extent of impacts are largely unknown at present and would be more appropriately assessed at individual planning application stage. The policy's requirement for proposals to consider the individual or cumulative effects on biodiversity, landscape character, visual integrity, the historic environment, cultural heritage, tranquil qualities, wildness qualities, water resources and residential amenity of the surrounding area should ensure that where any negative effects are identified that appropriate measures are developed to help avoid/reduce/mitigate against any potential effects and also allow for the identification of specific enhancement measures. Potential positive effects on greenhouse gas emissions, reducing the area's vulnerability to the effects of Climate Change and ensuring high standards of sustainable design and construction are anticipated as a result of implementing the policy in conjunction with other policies in the Plan e.g. Placemaking, Managing future landscape change, and Climate Change, Carbon Reduction and Sustainable Construction.
Electricity Transmission Infrastructure	~		+	~						+	+		-	+	~	-	-	Potential positive impacts identified as a result of the policy in terms mitigating the effects of climate change and reducing greenhouse gas emissions as it supports the provision of infrastructure to serve renewable energy proposals. The policy could have potential for policy divergence because these structures can have an adverse impact on landscape character and the setting of settlements, and are likely to result in the use of greenfield land (material assets). However, the policy's requirement to identify and consider appropriate mitigation measures for proposals in sensitive locations, and its support for underground alternatives may help to address these issues at individual proposal stage. Possible positive impacts on quality of life, greenhouse gas emission reduction, reducing the area's vulnerability to the effects of climate change and ensuring high standards of sustainable design and construction as a result of the policy in combination with other policies in the Plan e.g. Placemaking, Managing future landscape change, and Climate Change, Carbon Reduction and Sustainable Construction.
Minerals & Other Extractive Industries - Supply	~		+	~	~	~		~	-		+	~	+			-		Potential negative effects in relation to objectives for reducing journey lengths and the need to travel and protecting and enhancing the character, diversity and special qualities of the area's landscapes are anticipated due to the likely increased levels of transportation into and out of these sites and changes to landscapes as a result of workings. However, the policy's criteria in respect of having regard to the visual effect of proposals and transport implications should help to ensure that these issues are addressed at the specific site level at planning application stage. The possible effects on biodiversity, soil, water quality, air quality, quality of life (traffic, noise, dust, pollution,

Policy Name	SEA OBJECTIVE																	Summary of Overall Likely Group Effects
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	
																		vibration or disturbance) and minimising waste are largely unknown at present and will depend on the location, type and scale of proposals. The policy's criteria should help to ensure that such issues are addressed at the relevant planning application(s) stage and any potential effects avoided, reduced and/or mitigated for. The requirement for a restoration, after use and aftercare proposals should allow for appropriate future remediation and enhancement measures to be identified. Potential positive effects of implementing the policy on quality of life (employment opportunities), reducing the area's vulnerability to the effects of climate change in combination with other policies in the Plan. Possible positive effects on SEA Objective 13 (sustainable use/re-use of material assets) will depend on implementation of the policy to ensure that important workable mineral deposits are not sterilised.
Minerals & Other Extractive Activities - Safeguarding													++					Considered that overall this policy is unlikely to have any impact on the majority of the SEA Topics as it seeks to safeguard existing important workable mineral deposits and does not itself promote development. However, by doing so it is likely to have a positive effect on SEA Objective 13 in terms of maximising the sustainable use/re-use of the area's material assets.
Prime Agricultural Land	+	++	++	++	++	+	+	+	++	+	++		++		+	+	+	The protection of prime quality agricultural land is likely to significant positive benefits in respect of the majority of the objectives due to the function soils have in terms of biodiversity, food production, carbon storage, and water. It is likely to have other positive impacts in combination with other policies in the Plan, including protecting land which can also be used for reduction of flood risk, biodiversity enhancements, and protecting the setting of historic environment elements and settlements. The policy directs development to land within settlement boundaries thus contributing to the SEA Objectives for accommodating population and household growth and development in appropriate and sustainable locations and helping to reduce the need to travel.
Managing Future Landscape Change…	++	+	++	++	++	+	++	+	+	+	+		+	+	+	++	+	The policy will have significant environmental effects of improving the quality of life for residents, visitors and tourists by protecting and enhancing visual amenity, key views and the setting of landmarks. It also encourages new development to protect and enhance the character, diversity and special qualities of the area's landscapes. In combination with other topic policies the policy can have the following significant positive environmental effects: produce an attractive environment that encourages active travel and recreation, improve air and water quality, improve the character and setting of the historic environment and settlements. By encouraging high quality landscape design the policy can also help mitigate the effects of climate change in association with the development of sites by improving microclimate and therefore reducing energy consumption, carbon sequestration by planting trees and woods, and reducing water run off.

Table B.11: Environmental Protection and Public Safety Group Assessment Summary

Policy Name	SEA OBJECTIVE																	Summary of Overall Likely Group Effects
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	
Climate Change, Carbon Reduction & Sustainable Construction	++	+	+	+	+	+	+	+	+	++	++	++	++	++			+	The policy will have a significant beneficial effect on conserving wider biodiversity, maintaining the productive capacity of soils, reducing the emissions of greenhouse gases, mitigating/ adapting to climate change, minimising waste, reusing recycled materials and promoting sustainable design and construction. Its' benefits will be further enhanced when applied in combination with other policies in the Plan on transportation, biodiversity, open space, drainage and placemaking policies. It does this by requiring reduction in energy/ resource use and waste, providing for adaptability, well being and security and encouraging micro renewables.
New Development & Flooding	+	++	++	++	+	+	++		~		++		+	+	~	~	~	Overall the policy will have positive effects diverting development away from those areas at risk from flooding. It will impact positively on biodiversity and habitats, the population of Perth and Kinross and on human health and water bodies, whilst assisting in reducing the area's vulnerability to climate change.
Water Environment	++	+	++	+	+	++	+	~	+		+		+	+	~	+	+	There are expected to be significant beneficial effects as a result of this policy as it encourages the improvement of waterbody status, use of public sewage systems, the development of sustainable urban drainage solutions for surface water, and the reinstatement of watercourses. This will ensure development protects and enhances water body status (quality and quantity) and in turn conserves and enhances the diversity of water environment species and habitats. It also encourages sustainable design to improve waterbody status, manage surface water and reinstate natural watercourses. In combination with the Development Strategy, infrastructure contributions, the Lunan Valley and Loch Leven catchment policies and other topic policies in the Plan, the policy should help to direct population to sustainable locations with public sewage systems and also contribute to health improvements through the improvement to

Policy Name	SEA OBJECTIVE																	Summary of Overall Likely Group Effects
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	
																		water quality. The encouragement to improve waterbody status and natural watercourses under the policy could provide for some natural flood alleviation and sustainable urban drainage systems, both of which could allow for adaption to the effects of climate change and improvements to soil quality. There are also likely to be benefits for landscape, townscape and quality of life by protecting and enhancing watercourses to improve waterbody status. Uncertain effects have been noted for the air quality and historic environment objectives due to possible odours from treatment works and depending on the location of specific proposals to reinstate watercourses in relation to elements of the historic environment, as they could require the removal or alteration of structures such as weirs, culverts, walls or lades.
Health & Safety Consultation Zones	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	This policy requires enhanced consultation for certain types of development proposals in the vicinity of notifiable installations and will not in itself have any significant environmental effects. It is considered therefore that an assessment is not required.
Nuisance from Artificial Light & Light Pollution	~		++	++						~				+	+	~	+	The effects of the policy to prevent nuisance from artificial light and light pollution will be limited to human health, design and landscape. The policy supports appropriate mitigation measures, which are best considered at the site specific design stage, and suggests that it may be appropriate in some circumstances for lighting installations to be regulated and maintained through the use of planning conditions. The potential effects on biodiversity could be positive but are currently largely unknown and will be dependent on the specific details on a site by site basis.
Lunan Valley Catchment Area	+	-	+	++	+	++	~	~	+	~	~	~	+	+	~	+	+	It is considered that overall the policy is likely to have positive effects in the Lunan Valley area, particularly on improving the population's health and wellbeing through environmental quality, and protecting and enhancing waterbody status. Further identified potential positive effects are likely to occur as a result of implementing the policy in combination with other policies in the Plan, such as those in the Natural Environment and Placemaking groups. Potential negative impacts have been identified in terms of accommodating population and household growth (SEA Objective 2) as the policy restricts further development in the Lunan Valley area, which may also reduce the potential for securing enhancements to existing drainage and treatment infrastructure through new development.
Drainage within the Loch Leven Catchment Area	++	-	+	++	+	++	~	~	~	~	~	~	+	+	~	~	~	Overall the policy will have uncertain or unpredictable effects. The policy supports development which can connect to a public WWTW or provides appropriate mitigation reducing the level of phosphorus entering Loch Leven. This will have a positive environmental effect on the water and habitat quality and could have a positive benefit on the quality of life of the population. The policy also may have a negative impact as it could restrict development within the catchment area on drainage grounds.
Noise Pollution	~	++	++	+										+				The policy will help direct population and household growth away from inappropriate locations, and will therefore contribute to improving human health and well being through protection from or mitigation of noise. Positive effects in terms of ensuring high standards of sustainable design and construction are likely to occur as a result of implementing this policy in combination with the Placemaking and Climate Change, Carbon Reduction and Sustainable Construction policies in the Plan.
Waste Management Infrastructure			+	~	+	~		~	+	+	+	++	++	+		~		There is potential for overall positive effects as a result of implementing this policy, particularly in terms of: reducing greenhouse gases, mitigating for the effects of climate change, minimising waste, protecting existing facilities and encouraging further facilities in close proximity, and also encouraging technologically advanced green processes. The potential for some policy divergence has been identified in terms of the quality of life objective due to the negative perception of the environmental impact of some waste management facilities. However the presumption in favour of locating new infrastructure in general industrial and employment areas and also close to existing facilities should help to avoid significant negative effects on the amenity of communities. The policy reflects the objectives of the Zero Waste Plan: using waste as a resource, encouraging alternative facilities to landfill to reduce greenhouse gases, and Climate Change mitigation through encouraging reuse and recycling. The policy also encourages energy and heat from waste - an alternative to fossil fuels. Uncertain/unpredictable effects have been identified in terms of maximising the health and wellbeing of the population, protecting and enhancing waterbody status, air quality and landscape, as potential effects will depend on the type, scale and location of individual proposals, but any potential negative effects should be avoided/minimised or mitigated for through applying other policies in the Plan and also other control regulations.
Management of Inert & Construction	~		+	~	+	~		~	+	+	+	++	++	+		+	+	The policy has the significant beneficial effect of reducing waste and helping prevent the need for more mineral workings. In combination with waste management, noise and transportation policies it should help to minimise the potential impact on residential amenity by directing the processing to existing minerals, waste, employment

Policy Name	SEA OBJECTIVE																	Summary of Overall Likely Group Effects
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	
Waste																		and brownfield sites. It could also contribute to a reduction in carbon and transport emissions by processing material close to where it is produced. Potential impacts on biodiversity will be dependent on the location of individual proposals and should be considered at planning application stage against policies in the Plan's Natural Environment group. There is potential for negative impacts on human health and wellbeing and air quality as a result of pollution, and on water quality through leachate, but such effects are largely unknown at present as they are dependent on the type of proposal and its location. These issues should be considered carefully at individual planning application stage against the policies in the Plan and where possible controlled through applying other regulations outwith the remit of planning.
Air Quality	+	+	+	+	+	+		++	++	+	+		~	+	++			This policy has a significant limitation, which is that it only applies within Perth's Air Quality Management Area, where it will have indirect impacts on quality of life, and also on the fabric of the built environment, soils and water quality. But any wider benefits outside the AQMA are more difficult to measure. Potential to deliver improvements to air quality in the Perth AQMA through measures linked to development proposals, which should be identified using the plan's policies and through a Transport Assessment where required.
Contaminated Land	+	+	++	++	++	++		~	~	~	+	+	++	+	~			It is expected that overall this policy will have positive effects, particularly in respect of improving quality of life, and maximising the health and wellbeing of citizens, and in terms of improvements to soil and water quality at the locality. The restoration of contaminated sites should also enable them to be brought back into use, thereby contributing to the achievement of the sustainable use/re-use of material assets sought under Objective 13. Potential positive effects have been identified in terms of biodiversity, accommodating population and household growth, reducing the vulnerability of the effects of climate change, waste minimisation and ensuring high standards sustainable design and construction when the policy is implemented in combination with other policies in the Plan. There are uncertain/unpredictable effects noted in respect of the objectives for air quality, reducing journey lengths and the need to travel, reducing greenhouse emissions, and the historic environment, as potential impacts will be dependent on the location of existing contaminated sites, the extent and type of contamination present and the new proposed use. Such issues would be more appropriately addressed at individual planning application stage in line with the Plan's policy framework.
Airfield Safeguarding	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	Assessment not required as this policy relates to the compatibility of new developments with the safe operation of existing airfields. It does not deal with physical development but sets out the criteria where additional assessments will be required from new development within the vicinity of identified airfields.
Blairingone Ground Conditions	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	–	Assessment not required as this policy relates to the requirement of new development to submit further assessment of ground conditions within a defined boundary. It does not deal with physical development.

APPENDIX C SPECIFIC PROPOSALS MITIGATION AND ENHANCEMENT MEASURES

C.1 As per Section 8 of the Addendum the following tables provide the specific mitigation and/or enhancement measures for the proposed future development sites. The information has been presented firstly under housing market area and then by settlement. In a number of instances MIR site options have been carried forward into the Proposed Plan, where this is the case the settlement table will identify both site references.

C.2 Please note that where the area of the site within the fluvial and coastal flood risk zones has been provided, this is an indicative figure only based on SEPAs Indicative Flood Risk maps.

Table C.1: Perth Strategic Sites and City – Proposed Mitigation and Enhancement Measures

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
Berthapark	500 houses as part of a longer term major expansion of up to 3000 units as part of a mixed use new community	A	H7	**Negative** Red Squirrel (UK BAP priority species) recorded at site 0.20ha of site covered by Cairnton Cottage Scheduled Monument 0.83ha of site covered by non-designated archaeology River Almond (River East Pow to River Tay Confluences) classified as less than good Site directly intersects an intercatchment at risk area (surface water quality) 7.20ha of the site is within 1:200 year fluvial flood risk area Watercourse catchment of less than 3km^2 at site - Bertha Loch and associated with inflows and outflows watercourses. Gelly Burn also within the development boundary. Historic record of flooding at Almondbank from the Pow Burn, and significant issues of scouring of river banks on the Almond both historically and currently (2010) Potential to increase probability of flooding elsewhere as a result of	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Where significant adverse effects on biodiversity are likely, site specific Biodiversity Action Plans will be produced, highlighting how biodiversity will be protected and promoted during and following construction Pull development back from the A9 and woodland edge, establish a buffer zone for woodland surrounding the site Extend new areas of ancient, semi-natural or native planting to reinforce any particularly sensitive areas **Mitigation** Prepare a masterplan Retention of important trees, structural planting, hedgerows etc Construction method statement to be developed and implemented Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Good quality soils should be removed for use in other parts of Perth and Kinross Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Design Brief must include a landscape character assessment which should identify trees and woodland that require to be retained within development site. Where activities could directly, indirectly or in combination with other proposals affect the interests of a Natura 2000 site, the Council will carry out an Habitat Regulations Appraisal to identify appropriate mitigation and to determine if proposals would have an adverse effect on the integrity of the site Potential impacts on protected species will be avoided in the first instance by locating construction activities likely to cause disturbance away from sites associated with protected species. In other cases impacts will be avoided by complying with protected species legislation and by licensing proposed disturbance through the relevant licensing authority (Scottish Government Environment or Scottish National Heritage (SNH)) Where important and distinctive landscape features must be removed / modified or landscape character will be temporarily altered, Landscape Management Plans will be produced highlighting how the affected areas will be restored, reinstated and enhanced. All landscape schemes will incorporate biodiversity enhancements where	Policy in Proposed Plan FRA undertaken Landscape capacity study Preparation of masterplan HRA undertaken Conditions in planning consent and or S75 Construction Method Statement Habitat Management Plan

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				development 0.30ha of site covered by ancient woodland 3.70ha of site covered by semi-natural woodland 0.04ha of the site intersects the Almondbank SSSI and 57ha is within 500m or less of it The site borders the River Tay SAC Drainage issues – Perth WWTW may be at capacity and is currently causing a WFD downgrade to the River Tay (River Isla to River Earn confluence)	appropriate e.g. use of native species, creation of greenways and green networks Construction and maintenance methods will be designed to prevent or reduce impacts on biodiversity. Where appropriate, construction and maintenance activities will be timed such that they reduce disturbance on species during sensitive periods e.g. breeding season Landscape designs will retain existing habitats or create new habitats, to compensate for lost habitat elsewhere in Perth and Kinross. Where possible, other measures to offset biodiversity effects will be implemented. Such measures may include planting species of local provenance and the creation or retention of wildlife corridors along road networks to maintain and encourage the movement of species Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Construction activities will be timed in order to reduce noise impacts Noise impacts will be reduced with the use of low noise road surfacing, landscaping and acoustic screening, if this is appropriate to the surrounding area Detailed FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Setting of scheduled monument to be taken into account in any development proposal; evaluation of archaeological potential and mitigation may be required as part of any planning application process Survey required to identify any remnant veteran trees of ancient wood pasture within conifer plantation – if so possibility to restore to woodland pasture/parkland Need to survey mature woodland areas bounding site; ornithological survey; mammal survey (squirrel, badger and bat); otters and woodland survey. Include Bertha Loch in the survey wood Recreation and access plan required to direct access to least sensitive areas Provision of waste recycling in appropriate developments and locations	
Almond Valley **Note:** Following the meeting of Council on 10.01.12 the housing element of proposed site H5 was removed from the Plan for flood risk reasons. A 25ha site for employment land uses was retained at this location under the new reference E38.	1500 houses (as an alternative to MIR site D) H5 is proposed as a mixed-use site incorporating MIR sites C (housing) and A (employment).	C	~~H5~~ E38	**Negative** UK BAP priority species Hedgehog recorded at the site Ruthvenfield Bleachworks, 1-20 Grey Row C listed buildings within the site 0.62ha of site covered by non-designated archaeology East Pow River (d/s of Methven to River Almond Confluence) classified as being less than good – point source pollution (sewage), diffuse source pollution (farming) and morphology pressures noted Almondbank WWTW may be at capacity Site directly intersects an intercatchment at risk area (surface water quality) 11ha of site within 1:200 year fluvial flood risk area The Town Lade	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Where significant adverse effects on biodiversity are likely, site specific Biodiversity Action Plans will be produced, highlighting how biodiversity will be protected and promoted during and following construction Pull development back from the A9 and woodland edge, establish a buffer zone for woodland surrounding the site Extend new areas of semi-natural, or ancient or native planting to reinforce any particularly sensitive areas **Mitigation** Prepare a masterplan Retention of important trees, structural planting, hedgerows etc Construction method statement to be developed and implemented Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Good quality soils should be removed for use in other parts of Perth and Kinross Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Design Brief must include a landscape character assessment which should identify trees and woodland that require to be retained within development site.	Policy in Proposed Plan FRA undertaken Landscape capacity study Preparation of masterplan HRA undertaken Conditions in planning consent and or S75 Construction Method Statement Habitat Management Plan

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				(watercourse catchment <3km^2) runs through the site Potential risk of overland flow from the East Pow affecting the proposed development area before re-entering the River Almond downstream Historic record of flooding at Almondbank from the East Pow Burn, and significant issues of scouring of river banks on the Almond both historically and currently (2010) Potential development of site could increase the probability of flooding elsewhere 1.14ha of site covered by ancient woodland 0.09ha of site covered by semi-natural woodland 0.95ha of the site intersects with the River Tay SAC 11.0ha of the site is within 500m or less of the Almondbank SSSI	Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Where activities could directly, indirectly or in combination with other proposals affect the interests of a Natura 2000 site, the Council will carry out an Habitat Regulations Appraisal to identify appropriate mitigation and to determine if proposals would have an adverse effect on the integrity of the site Potential impacts on protected species will be avoided in the first instance by locating construction activities likely to cause disturbance away from sites associated with protected species. In other cases impacts will be avoided by complying with protected species legislation and by licensing proposed disturbance through the relevant licensing authority (Scottish Government Environment or Scottish National Heritage (SNH)) Where important and distinctive landscape features must be removed / modified or landscape character will be temporarily altered, Landscape Management Plans will be produced highlighting how the affected areas will be restored, reinstated and enhanced. All landscape schemes will incorporate biodiversity enhancements where appropriate e.g. use of native species, creation of greenways and green networks Construction and maintenance methods will be designed to prevent or reduce impacts on biodiversity. Where appropriate, construction and maintenance activities will be timed such that they reduce disturbance on species during sensitive periods e.g. breeding season Landscape designs will retain existing habitats or create new habitats, to compensate for lost habitat elsewhere in Perth and Kinross. Where possible, other measures to offset biodiversity effects will be implemented. Such measures may include planting species of local provenance and the creation or retention of wildlife corridors along road networks to maintain and encourage the movement of species Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Construction activities will be timed in order to reduce noise impacts Noise impacts will be reduced with the use of low noise road surfacing, landscaping and acoustic screening, if this is appropriate to the surrounding area Detailed FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. All engineering, building or other works in inland surface waters will require authorisation under the Water Environment (Controlled Activities) (Scotland) Regulations 2005 and may require licensing by SEPA (other than those covered by the General Binding Rules) Provision of waste recycling in appropriate developments and locations	
Perth West **Note:** following the meeting of Council on 10.01.12 it was agreed to take this site forward into the Proposed Plan in place of site H5 Almond Valley	1500+ housing units as part of a mixed use development (as an alternative to MIR site C)	D	H70	**Negative** The tributaries of the Pow Burn run through the site (watercourse catchment of <3km^2) – potential for development of the site to increase the probability of flooding elsewhere May be significant increase risk of flooding if the area is expanded to the north or west where the Pow Burn 1:200 year flood outline and a small watercourse are located Site directly intersects an intercatchment at risk area	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Where significant adverse effects on biodiversity are likely, site specific Biodiversity Action Plans will be produced, highlighting how biodiversity will be protected and promoted during and following construction **Mitigation** A basic FRA (topographic information and site layout) would be required in the first instance at planning application stage to assess the risk of flooding Not all of the site is available for development and open space should be dedicated next to the watercourses Must connect to Perth WWTW drainage system Retain and protect mature trees and woodland, hedgerows and shelterbelt framework; introduce framework of new native planting and hedgerows where appropriate to create green networks and woodland/wildlife corridors Potential impacts on protected species will be avoided in the first instance by locating construction activities	Policy in Proposed Plan FRA undertaken Landscape capacity study Preparation of masterplan Conditions in planning consent and or S75 Construction Method Statement Habitat Management Plan

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				(surface water quality) East Pow River (d/s of Methven to River Almond Confluence) classified as being less than good – point source pollution (sewage), diffuse source pollution (farming) and morphology pressures noted Entire site is prime agricultural land (category 3.1) UK BAP priority species Hedgehog recorded at the site Non-designated archaeology present on site	likely to cause disturbance away from sites associated with protected species. In other cases impacts will be avoided by complying with protected species legislation and by licensing proposed disturbance through the relevant licensing authority (Scottish Government Environment or Scottish National Heritage (SNH)) Construction method statement to be developed and implemented Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Good quality soils should be removed for use in other parts of Perth and Kinross Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Design Brief must include a landscape character assessment which should identify trees and woodland that require to be retained within development site. Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features All engineering, building or other works in inland surface waters will require authorisation under the Water Environment (Controlled Activities) (Scotland) Regulations 2005 and may require licensing by SEPA (other than those covered by the General Binding Rules) Provision of waste recycling in appropriate developments and locations	
Marshalling Yards, Tulloch	300 houses as part of mixed use development with 25% employment uses	B	H4	**Positive** Re-using brownfield land and reducing need for use of greenfield land. **Negative** Relatively undisturbed brownfield site Protected species Mallard recorded at site Potential to impact on an industrial archaeological site Potential to increase probability of flooding elsewhere as a result of development	**Enhancement** Retention of important trees, structural planting, hedgerows, etc. Green wedge at site - opportunity to improve the water environment around the Lade e.g. soft engineering to remove the channelized nature of this watercourse, riparian planting, green banking Creation of habitat network including a 'wet meadow' at the southern edge of the site between the Lade and marshalling yard **Mitigation** Construction method statement Carry out an assessment of the existing biodiversity, ensuring minimal disruption to the existing flora *and* fauna, creation of enhanced habitats within new developments *and* the promotion of wildlife corridors between developments. Detailed FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Improvements to the Perth WWTW before the development is started Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Landscaping/tree planting to be an integral part of all appropriate development schemes, designed to enhance the setting and development site	Policy in Proposed Plan Conditions in planning consent and or S75
Broxden, Glasgow Road	250 houses as part of a mixed use development with 40% employment uses	D	MU1	**Negative** Hedgehog (UK BAP priority species) recorded at site 4ha of site covered by non-designated archaeology 1.24ha of site within 1:200 year fluvial flood risk area - small area to the NE of the site, associated with Craigie Burn Northern and Western Boundary of Site is the	**Enhancement** Measures to enhance biodiversity to be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Retention of important trees, structural planting, hedgerows, etc. A detailed FRA required at planning application stage to define the area at risk and appropriate detailed design layout and levels Opportunity to open and restore any culverts in the locality which could be identified through the FRA	Policy in Proposed Plan FRA undertaken Construction Method Statement developed at application stage Conditions in planning consent and or

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				upper tributaries (Scouring Burn) of the Craigie Burn. Also 3 small watercourses within the site boundary and storage ponds which form part of Perth Flood Prevention Scheme within the site boundary Potential to increase probability of flooding elsewhere as a result of development	Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Construction method statement to be developed and implemented Construction and maintenance methods will be designed to prevent or reduce impacts on biodiversity. Where appropriate, construction and maintenance activities will be timed such that they reduce disturbance on species during sensitive periods e.g. breeding season Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Landscaping/tree planting to be an integral part of all appropriate development schemes, designed to enhance the setting and development site Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Noise impacts will be reduced with the use of low noise road surfacing, landscaping and acoustic screening Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required.	S75
The Triangle, Dunkeld Road	New Employment land site		E1	**Negative** Site directly intersects an intercatchment at risk area (surface water quality) 4.40ha of the site is within the 1:200 year fluvial flood risk area Perth WWTW may be at capacity, additional development linked to this works could exacerbate sewage pressure on the River Tay waterbody	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Where activities could directly, indirectly or in combination with other proposals affect the interests of a Natura 2000 site, the Council will carry out an Habitat Regulations Appraisal to identify appropriate mitigation and to determine if proposals would have an adverse effect on the integrity of the site	Policy in Proposed Plan HRA undertaken Conditions in planning consent and or S75
Arran Road, North Muirton	5ha for industrial and business uses	C	E3	**Negative** UK BAP priority species, Hedgehog recorded at the site Site directly intersects an intercatchment at risk area (surface water quality) 18.0ha of the site is within the 1:200 year fluvial flood risk area Records show extension flooding in North Muirton in 1993 The site borders with the River Tay SAC Perth WWTW may be at capacity, additional development linked to this works could exacerbate sewage pressure on the River Tay waterbody	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Retention of important trees, structural planting, hedgerows etc Where activities could directly, indirectly or in combination with other proposals affect the interests of a Natura 2000 site, the Council will carry out an Habitat Regulations Appraisal to identify appropriate mitigation and to determine if proposals would have an adverse effect on the integrity of the site Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan HRA undertaken Conditions in planning consent and or S75
Scott Street/ Charles Street	New Housing site		H1	**Positive** Re-using brownfield land	**Enhancement** Include sustainable design and construction techniques	Policy in Proposed Plan

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				and reducing need for use of greenfield land	Landscaping/tree planting to be an integral part of all appropriate development schemes, designed to enhance the setting and development site **Mitigation** Any future redevelopment proposals will be considered against the LDP policy framework Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature	Conditions in planning consent and or S75
St. John's School, Stormont Street	50 houses	A	H2	**Positive** Re-using brownfield land and reducing need for use of greenfield land **Negative** Loss of community facility	**Enhancement** Landscaping/tree planting to be an integral part of all appropriate development schemes, designed to enhance the setting and development site **Mitigation** Any future redevelopment proposals will be considered against the LDP policy framework Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature	Policy in Proposed Plan Conditions in planning consent and or S75
Gannochy Road	New housing site		H3	**Negative** Hedgehog (UK BAP priority species) recorded at site	**Enhancement** Measures to enhance biodiversity to be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Construction and maintenance methods will be designed to prevent or reduce impacts on biodiversity. Where appropriate, construction and maintenance activities will be timed such that they reduce disturbance on species during sensitive periods e.g. breeding season Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all appropriate development schemes, designed to enhance the setting and development site	Policy in Proposed Plan Conditions in planning consent and or S75
Newton Farm, North West Perth	8ha for convenience retailing (as an alternative to MIR site A)	B	Op7	**Negative** UK BAP priority species, Water Vole recorded at site 0.70ha of site covered by non-designated archaeology Small watercourse (catchment <3km^2) may exist within a culvert beneath the site Perth WWTW may be at capacity, additional development linked to this works could exacerbate sewage pressure on the River Tay waterbody	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Need to survey mature woodland areas bounding site; ornithological survey; mammal survey (squirrel, badger and bat); otters and woodland survey. Construction method statement to be developed and implemented Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Noise impacts will be reduced with the use of low noise road surfacing, landscaping and acoustic screening, if this is appropriate to the surrounding area Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75
Perth Harbour,	New Opportunity		Op8	**Negative**	**Enhancement**	Policy in

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
Friarton Road	site			5.80ha of site within the 1:200 year coastal flood risk area 0.10ha of site within the 1:200 year fluvial flood risk area Perth WWTW may be at capacity, additional development linked to this works could exacerbate sewage pressure on the River Tay waterbody	Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Where activities could directly, indirectly or in combination with other proposals affect the interests of a Natura 2000 site, the Council will carry out an Habitat Regulations Appraisal to identify appropriate mitigation and to determine if proposals would have an adverse effect on the integrity of the site Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature	Proposed Plan FRA undertaken Conditions in planning consent and or S75
Caledonian Road School	50 houses	C	Op1	**Positive** Re-using brownfield land and reducing need for use of greenfield land. Potential conversion of existing building. **Negative** Potential loss of listed building.	**Enhancement** Landscaping/tree planting to be an integral part of all appropriate development schemes, designed to enhance the setting and development site **Mitigation** Any future redevelopment proposals will be considered against the LDP policy framework Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature	Policy in Proposed Plan Conditions in planning consent and or S75
Thimble Row Car Park	100 houses as part of a mixed use site	B	Op2	**Positive** Re-using brownfield land and reducing need for use of greenfield land. **Negative** Potential for impact on setting listed buildings.	**Enhancement** Retention of important trees, structural planting, hedgerows, etc. **Mitigation** Any future redevelopment proposals will be considered against the LDP policy framework Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature	Policy in Proposed Plan Conditions in planning consent and or S75
Canal Street (former Beatties Toys)	New Opportunity site		Op5	**Positive** Re-using brownfield land and reducing need for use of greenfield land	**Enhancement** Include sustainable design and construction techniques, SUDS **Mitigation** Any future redevelopment proposals will be considered against the LDP policy framework Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature	Policy in Proposed Plan Conditions in planning consent and or S75
Waverley Hotel, County Place	New Opportunity site		Op6	**Positive** Re-using brownfield land and reducing need for use of greenfield land **Negative** Potential loss of listed building	**Enhancement** Include sustainable design and construction techniques **Mitigation** Any future redevelopment proposals will be considered against the LDP policy framework Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature	Policy in Proposed Plan Conditions in planning consent and or S75
Bus Station, Leonard Street	100 units as part of an integrated transport solution at Perth Station	D	Op9	**Positive** Re-using brownfield land and reducing need for use of greenfield land	**Enhancement** Include sustainable design and construction techniques, SUDS Landscaping/tree planting to be an integral part of all appropriate development schemes, designed to enhance the setting and development site	Policy in Proposed Plan Conditions in planning consent and or

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
					Mitigation Any future redevelopment proposals will be considered against the LDP policy framework Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature	S75
Horsecross	New opportunity site		Op3	**Positive** Re-using brownfield land and reducing need for use of greenfield land	**Enhancement** Include sustainable design and construction techniques, SUDS Landscaping/tree planting to be an integral part of all appropriate development schemes, designed to enhance the setting and development site **Mitigation** Any future redevelopment proposals will be considered against the LDP policy framework Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature	Policy in Proposed Plan Conditions in planning consent and or S75
Mill Street (south side)	New Opportunity site		Op4	**Positive** Re-using brownfield land and reducing need for use of greenfield land	**Enhancement** Include sustainable design and construction techniques, SUDS Landscaping/tree planting to be an integral part of all appropriate development schemes, designed to enhance the setting and development site **Mitigation** Any future redevelopment proposals will be considered against the LDP policy framework Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature	Policy in Proposed Plan Conditions in planning consent and or S75

Table C.2: Perth HMA – Proposed Mitigation and Enhancement Measures

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
Abernethy						
Hatton Road	New housing site		H8	**Negative** Non-designated archaeology on a small portion of the site 0.20ha of the site is within the 1:200 year fluvial flood risk area	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** A basic FRA (Topographic information and details of culvert in the first instance) with site layout plan will be required at planning application stage to assess risk of flooding Retention of important trees, structural planting, hedgerows etc Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Landscape capacity study Preparation of masterplan HRA undertaken Conditions in planning consent and or S75 Construction Method Statement Habitat Management Plan
Station Road	New housing site		H9	**No strategic environmental sensitivities noted**	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Retention of important trees, structural planting, hedgerows etc Include sustainable design and construction techniques to increase energy efficiency and significantly reduce emissions, buildings should be constructed to make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75
Newburgh Road (South)	100 houses	A	H10	**Negative** Non-designated locally important archaeology covers a small portion of the site Small watercourse (catchment <3km^2) within the site and one on the SW boundary Historic record of flooding on the Nethy Burn to the west	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** A basic FRA (Topographic information and details of culvert in the first instance) with site layout plan will be required at planning application stage to assess risk of flooding Retention of important trees, structural planting, hedgerows etc	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				of the site	Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Provision of waste recycling in appropriate developments and locations	
Newburgh Road (North)	100 houses	A	H11	**Positive** Re-use of brownfield land in part **Negative** Non-designated locally important archaeology on a small portion of the site Small watercourse (catchment <3km^2) within the site and one on the SW boundary Culverted watercourse beneath the site	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Recommend any culverted watercourse is opened and restored as part of any new development **Mitigation** A basic FRA (Topographic information and details of culvert in the first instance) with site layout plan will be required at planning application stage to assess risk of flooding Retention of important trees, structural planting, hedgerows etc Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75 Construction Method Statement
Balbeggie						
St. Martin's Road	100 houses – as an alternative to MIR site B	A	H13	**Negative** Hedgehog (UK BAP priority species) recorded at the site Site directly intersects an intercatchment at risk area (surface water quality) Small watercourse (catchment of <3km^2) within the northern part of the site St. Martin's Burn/Balgray Burn classified as less than good status – abstraction pressures noted Limited dilution in the	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature	Policy in Proposed Plan Conditions in planning consent and or S75 Construction Method

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				receiving watercourse	Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Design Briefs must include a landscape character assessment which should identify trees and woodland that require to be retained within development site. Provision of waste recycling in appropriate developments and locations	
Bridge of Earn/Oudenarde						
Oudenarde	Increase site density to provide an additional 400 houses	A	H15	**Positive** Increased density minimises the loss of greenfield land elsewhere **Negative** A planning application for residential, commercial and industrial development with associated school provision, open space and landscaping was approved but the issuing of the decision is delayed due to an outstanding Section 75 Agreement. 22.60ha of site covered by non-designated archaeology River Earn classified as less than good – multiple morphological pressures including embankment/flood wall without bank reinforcement at the site noted 9.85ha of site within 1:200 year coastal flood risk area Perth WWTW may be at capacity May be capacity issues relating to the waste water pumping station at Bridge of Earn	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Where significant adverse effects on biodiversity are likely, site specific Biodiversity Action Plans will be produced, highlighting how biodiversity will be protected and promoted during and following construction Pull development back from the M90 and woodland edge, establish a buffer zone for woodland surrounding the site Extend new areas of semi-natural, or ancient or native planting to reinforce any particularly sensitive areas **Mitigation** Prepare a masterplan Retention of important trees, structural planting, hedgerows etc Construction method statement to be developed and implemented Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Good quality soils should be removed for use in other parts of Perth and Kinross Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Design Brief must include a landscape character assessment which should identify trees and woodland that require to be retained within development site. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Where activities could directly, indirectly or in combination with other proposals affect the interests of a Natura 2000 site, the Council will carry out an Habitat Regulations Appraisal to identify appropriate mitigation and to determine if proposals would have an adverse effect on the integrity of the site Where important and distinctive landscape features must be removed / modified or landscape character will be temporarily altered, Landscape Management Plans will be produced highlighting how the affected areas will be restored, reinstated and enhanced. All landscape schemes will incorporate biodiversity enhancements where appropriate e.g. use of native species, creation of greenways and green networks Construction and maintenance methods will be designed to prevent or reduce impacts on biodiversity. Where appropriate, construction and maintenance activities will be timed such that they reduce disturbance on species	Policy in Proposed Plan FRA undertaken Landscape capacity study Preparation of masterplan HRA undertaken Conditions in planning consent and or S75 Construction Method Statement Habitat Management Plan

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
					during sensitive periods e.g. breeding season Landscape designs will retain existing habitats or create new habitats, to compensate for lost habitat elsewhere in Perth and Kinross. Where possible, other measures to offset biodiversity effects will be implemented. Such measures may include planting species of local provenance and the creation or retention of wildlife corridors along road networks to maintain and encourage the movement of species All engineering, building or other works in inland surface waters will require authorisation under the Water Environment (Controlled Activities) (Scotland) Regulations 2005 and may require licensing by SEPA (other than those covered by the General Binding Rules) Noise impacts will be reduced with the use of low noise road surfacing, landscaping and acoustic screening, if this is appropriate to the surrounding area Detailed FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Provision of waste recycling in appropriate developments and locations	
Old Edinburgh Road/ Dunbarney Avenue	150 houses (as an alternative to MIR site C)	B	H14	**Positive** Low biodiversity value **Negative** Hedgehog (UK BAP priority species) noted on the site May be capacity issues relating to the waste water pumping station at Bridge of Earn Perth WWTW may be at capacity Loss of agricultural land	**Enhancement** Where appropriate, good quality soils should be removed for use in other parts of Perth and Kinross Where appropriate; measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Retention of important trees, structural planting, hedgerows, etc. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Landscaping/tree planting to be an integral part of all appropriate development schemes, designed to enhance the setting and development site Provision of waste recycling in appropriate locations	Policy in Proposed Plan Conditions in planning consent and or S75 Construction Method Statement
Burrelton/Woodside						
School Road	New Housing site		H16	**Negative** Site directly intersects an intercatchment at risk area (surface water quality)	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Retention of important trees, structural planting, hedgerows etc Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
Church Road	New Housing site		H17	**Negative** 0.14ha of the site is within the 1:200 year fluvial flood risk area Site directly intersects an intercatchment at risk area (surface water quality)	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Retention of important trees, structural planting, hedgerows etc A basic FRA (Topographic information and details of culvert in the first instance) with site layout plan will be required at planning application stage to assess risk of flooding Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75
Clathymore						
Clathymore	20 houses	D	H19	**Negative** 8.80ha of the site is covered by non-designated archaeology Existing 'Living Water' system would not support any further development beyond what already has planning permission; concerns regarding year round evapotranspiration associated with existing sewage treatment system and previous cases of system spilling over into adjacent field – further development could exacerbate this issue and cause pollution to adjacent watercourse and ultimately downstream WFD waterbody (Tributary of East Pow)	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Retention of important trees, structural planting, hedgerows etc Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Sustainable drainage required. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
Dunning						
Auchterarder Road	50 houses (as an alternative to MIR site F) H20 takes in the eastern part of MIR site E.	E	H20	**No strategic environmental sensitivities noted** **Negative** Small watercourse (catchment <3km^2) on the southern boundary of the site (Latch Burn) Dunning Burn classified as being moderate status – diffuse source pollution (farming) and point source pollution (sewage) pressures noted May be capacity issues at Dunning WWTW to accommodate development	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Retention of important trees, structural planting, hedgerows etc Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Sustainable drainage required for most forms of development. Provision of waste recycling in appropriate developments and locations.	Policy in Proposed Plan Conditions in planning consent and or S75
Station Road	Opportunity Site		Op 23	**No strategic environmental sensitivities noted**	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species.	Policy in Proposed Plan Conditions in planning consent and or S75
Errol Airfield/Grange						
West of Old Village Hall	Housing		H21	**Negative** 0.60ha of the site is covered by non-designated archaeology Site directly intersects an intercatchment at risk area (surface water quality) - Grange Pow classified as less than good status – diffuse source pollution (sewage and farming) and morphology (farming) pressures noted	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Retention of important trees, structural planting, hedgerows etc Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75 Construction

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
Forgandenny						
County Place	New Housing site		H22	**Negative** A small portion of the site is covered by non-designated archaeology Site directly intersects an intercatchment at risk area (surface water quality)	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Retention of important trees, structural planting, hedgerows etc Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75
Glenfarg						
Duncrieve Road	New Housing site		H23	**Negative** UK BAP priority species, Hedgehog recorded at site 0.40ha of the site is covered by non-designated archaeology Site directly intersects an intercatchment at risk area (surface water quality)	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Retention of important trees, structural planting, hedgerows etc Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75
Inchture						
Moncur Farm Road	15 houses	H	H24	**No strategic environmental sensitivities noted** **Negative** Knapp Burn/Huntly Burn classified as moderate	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species.	Policy in Proposed Plan Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				status – diffuse and point source pollution (sewage) pressures noted Longforgan pumping station listed as a key pressure on the waterbody Existing CSO discharges to a small watercourse (unnamed tributary of Huntly Burn) is problematic	**Mitigation** Retention of important trees, structural planting, hedgerows etc Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Provision of waste recycling in appropriate developments and locations	
Kinfauns						
West Kinfauns	Park + Ride facility		RT1	**Negative** **Site is within 500m or less of the River Tay SAC** 2.0ha of the site is within 500m or less of the Kinnoull Hill SSSI	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** New roads and public transport schemes should be constructed to make them resilient to the projected climatic changes in precipitation and temperature, including operational strategies for managing these systems during extreme weather events Retention of important trees, structural planting, hedgerows etc Construction method statement to be developed and implemented Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Noise impacts will be reduced with the use of low noise road surfacing, landscaping and acoustic screening	Policy in Proposed Plan Conditions in planning consent and or S75 Construction Method Statement
Longforgan						
South Longforgan	Housing (Current application in the system for residential development but has never been determined due to an objection from Dundee CC)		H25	**Negative** 0.02ha of site covered by non-designated archaeology Knapp Burn/Huntly Burn classified as moderate status – diffuse and point source pollution (sewage) pressures noted Longforgan pumping station listed as a key pressure on the waterbody	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Retention of important trees, structural planting, hedgerows etc Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75 Construction

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
South Longforgan	75 houses (as an alternative to MIR site I)	J	H26	**No strategic environmental sensitivities noted** **Negative** May be a risk of flooding if the site is expanded to the south where a small watercourse is located Knapp Burn/Huntly Burn classified as moderate status – diffuse and point source pollution (sewage) pressures noted Longforgan pumping station listed as a key pressure on the waterbody	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Retention of important trees, structural planting, hedgerows etc Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75
Luncarty						
Luncarty South	200 houses	A	H27	**Negative** Red Squirrel (UK BAP priority species) recorded at site 6.12ha of site covered by non-designated archaeology 4.43ha of site within the 1:200 year fluvial flood risk area Site is adjacent to small watercourses (<3km^2) at the SW and NE (Mill Lade from Shochie Burn) Aerial photographs (2006) show the northern part of the site flooding and some standing water within the site Potential for development of the site to increase the probability of flooding elsewhere 0.60ha of site covered by ancient/semi-natural woodland 0.80ha of the site intersects with the River Tay SAC River Tay (River Isla to River Earn confluence) classified as being of	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Extend new areas of semi-natural, or ancient or native planting to reinforce any particularly sensitive areas **Mitigation** Prepare a masterplan Retention of important trees, structural planting, hedgerows etc Pull development back from the A9 and woodland edge, establish a buffer zone for woodland surrounding the site Construction method statement to be developed and implemented Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Good quality soils should be removed for use in other parts of Perth and Kinross Detailed FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Design Brief must include a landscape character assessment which should identify trees and woodland that require to be retained within development site. Where activities could directly, indirectly or in combination with other proposals affect the interests of a Natura 2000 site, the Council will carry out an Habitat Regulations Appraisal to identify appropriate mitigation and to determine if proposals would have an adverse effect on the integrity of the site	Policy in Proposed Plan FRA undertaken Landscape capacity study Preparation of masterplan HRA undertaken Conditions in planning consent and or S75 Construction Method Statement

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				moderate status – morphology and point source (sewage) pressures noted May be capacity issues with WW pumping station at Luncarty	Potential impacts on protected species will be avoided in the first instance by locating construction activities likely to cause disturbance away from sites associated with protected species. In other cases impacts will be avoided by complying with protected species legislation and by licensing proposed disturbance through the relevant licensing authority (Scottish Government Environment or Scottish National Heritage (SNH)) Construction and maintenance methods will be designed to prevent or reduce impacts on biodiversity. Where appropriate, construction and maintenance activities will be timed such that they reduce disturbance on species during sensitive periods e.g. breeding season Landscape designs will retain existing habitats or create new habitats, to compensate for lost habitat elsewhere in Perth and Kinross. Where possible, other measures to offset biodiversity effects will be implemented. Such measures may include planting species of local provenance and the creation or retention of wildlife corridors along road networks to maintain and encourage the movement of species Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Construction activities will be timed in order to reduce noise impacts Provision of waste recycling in appropriate developments and locations	
Perth Airport						
Perth Airport	75 houses as part of a mixed use development with 50% employment land	A	MU3	**Positive** Re-use of previously developed land **Negative** 0.10ha of site covered by non-designated archaeology Site directly intersects an intercatchment at risk area (surface water quality) Concerns about the capacity of the Annaty Burn to accommodate further discharge from the existing private system for the airport prior to a downgrade in WFD status (classified as less than good status – diffuse pollution (farming) and morphology pressures noted)	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Retention of important trees, structural planting, hedgerows etc Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Archaeology study Preparation of masterplan Conditions in planning consent and or S75 Construction Method Statement
Scone						
Scone North	700 houses as part of a mixed use development with 25% employment land	A	H29	**Negative** UK BAP priority species, Red Squirrel recorded at site 26ha of site within the Scone Palace Garden and Designed Landscape Site directly intersects an intercatchment at risk area (surface water quality) –	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Extend new areas of semi-natural, or ancient or native planting to reinforce any particularly sensitive areas	Policy in Proposed Plan FRA undertaken Landscape capacity study Preparation of masterplan HRA

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				Annaty Burn classified as less than good status – diffuse pollution (farming) and morphology pressures noted Concerns regarding capacity at Scone WWTW in relation to size of proposed development Small watercourse (catchment <3km^2) within the site boundary and adjacent to northern boundary spring and dry valley present within the site boundary Development has the potential to increase the risk of flooding downgradient 0.60ha of site is covered by ancient woodland High landscape and visual sensitivities	**Mitigation** Prepare a masterplan Retention of important trees, structural planting, hedgerows etc Construction method statement to be developed and implemented Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Good quality soils should be removed for use in other parts of Perth and Kinross Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Potential impacts on protected species will be avoided in the first instance by locating construction activities likely to cause disturbance away from sites associated with protected species. In other cases impacts will be avoided by complying with protected species legislation and by licensing proposed disturbance through the relevant licensing authority (Scottish Government Environment or Scottish National Heritage (SNH)) Where important and distinctive landscape features must be removed / modified or landscape character will be temporarily altered, Landscape Management Plans will be produced highlighting how the affected areas will be restored, reinstated and enhanced. All landscape schemes will incorporate biodiversity enhancements where appropriate e.g. use of native species, creation of greenways and green networks Construction and maintenance methods will be designed to prevent or reduce impacts on biodiversity. Where appropriate, construction and maintenance activities will be timed such that they reduce disturbance on species during sensitive periods e.g. breeding season Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Construction activities will be timed in order to reduce noise impacts Detailed FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Provision of waste recycling in appropriate developments and locations Need to survey mature woodland areas bounding site; ornithological survey; mammal survey (squirrel, badger and bat); otters and woodland survey	undertaken Conditions in planning consent and or S75 Construction Method Statement Habitat Management Plan
Glebe School	100 houses subject to improved access	B	Op22	**Positive** Redevelopment of brownfield land (in part) **Negative** UK BAP priority species, Hedgehog recorded at site Small portion of site covered by non-designated archaeology 0.01ha of site within the Scone Palace Garden and Designed Landscape Site directly intersects an intercatchment at risk area (surface water quality) –	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Extend new areas of semi-natural, or ancient or native planting to reinforce any particularly sensitive areas **Mitigation** Retention of important trees, structural planting, hedgerows etc Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Detailed FRA required at planning application stage to define area at risk and appropriate detailed design layout	Policy in Proposed Plan FRA undertaken Landscape capacity study Preparation of masterplan Conditions in planning consent and or S75 Construction Method Statement Habitat Management

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				Annaty Burn classified as less than good status – diffuse pollution (farming) and morphology pressures noted Southern boundary is adjacent to the fluvial flood outline (Annaty Burn) – historic record of flooding at Scone from the Burn Small watercourse (catchment <3km^2) may be culverted in the field to the west of the site boundary 0.01ha of site covered by ancient woodland	and levels Design Brief must include a landscape character assessment which should identify trees and woodland that require to be retained within development site. Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Provision of waste recycling in appropriate developments and locations	Plan
Stanley						
Duchess Street	55 houses	F	H30	**Negative** Small portion of site covered by ancient and semi-natural woodland 0.45ha of the site is 500m or less from Thistle Brig SSSI May be a risk of flooding to the area if expanded to the south where the 1:200 year fluvial flood outline and a small watercourse are located River Tay (River Isla to River Earn confluence) classified as being of moderate status – morphology and point source (sewage) pressures noted Stanley works at capacity	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Extend new areas of semi-natural, or ancient or native planting to reinforce any particularly sensitive areas **Mitigation** Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Landscape capacity study Conditions in planning consent and or S75
Burnside/ Manse Crescent	90 houses	D	H32	**No strategic environmental sensitivities noted** **Negative** Historic record of flooding at Stanley (1876, Stanley Mills and 1993, Murray Crescent., Shieldhill Place and Manse Crescent.) – no apparent risk of flooding at site	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Retention of important trees, structural planting, hedgerows etc Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature	Policy in Proposed Plan Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				River Tay (River Isla to River Earn confluence) classified as being of moderate status – morphology and point source (sewage) pressures noted Stanley WWTW at capacity	Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Provision of waste recycling in appropriate developments and locations	
Linn Road/ Station Road (north)	35 houses MIR sites B&C combined to form Proposed Plan site H33.	B	H33	**Negative** UK BAP priority species, Hedgehog recorded at site River Tay (River Isla to River Earn confluence) classified as being of moderate status – morphology and point source (sewage) pressures noted Stanley WWTW at capacity	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Design Brief must include a landscape character assessment which should identify trees and woodland that require to be retained within development site. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75
Mill Street (north)	50 houses	A	H34	**No strategic environmental sensitivities noted** **Negative** May be a risk of flooding if the area is expanded to the north where a small watercourse is located River Tay (River Isla to River Earn confluence) classified as being of moderate status – morphology and point source (sewage) pressures noted Stanley WWTW at capacity	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Design Brief must include a landscape character assessment which should identify trees and woodland that require to be retained within development site. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Landscape capacity study Preparation of masterplan Conditions in planning consent and or S75
Wolfhill						
Wolfhill	New Housing site		H35	**Negative** Current undetermined	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include	Policy in Proposed Plan

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				planning application for 14 houses. H35 shows a slight expansion westwards to the application site. Site directly intersects an intercatchment at risk area (surface water quality)	seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Retention of important trees, structural planting, hedgerows etc Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature	FRA undertaken Landscape capacity study Preparation of masterplan HRA undertaken Conditions in planning consent and or S75 Construction Method Statement Habitat Management Plan

HIGHLAND HOUSING MARKET AREA

Table C.4: Highland HMA Housing and Employment Sites – Proposed Mitigation and Enhancement Measures

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
Aberfeldy						
Borlick	1-2ha employment land	E	E10	**Negative** Red Squirrel recorded at site (UK BAP priority species) 0.01ha of site within the 1:200 year flood risk area Historic record of flooding in the area and at the Aberfeldy Caravan Park 0.60ha of site is ancient/semi-natural woodland Urlar Burn classified as moderate status – abstraction pressures noted River Tay (River Lyon to River Tummel confluence) - classified as good status Lack of capacity at Aberfeldy WWTW	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Extend new areas of semi-natural, or ancient or native planting to reinforce any particularly sensitive areas **Mitigation** Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change and mitigate effects of climate change. Need to survey mature woodland areas bounding site; ornithological survey; mammal survey (squirrel, badger and bat); otters and woodland survey FRA (topographic information in the first instance) with site layout plan will be required at planning application stage to assess the risk of flooding, and also the location of any culverts e.g. under the road Construction method statement to be developed and implemented Include sustainable design and construction techniques and incorporate energy efficiency measures and make	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75 Construction Method Statement

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
					them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Provision of waste recycling in appropriate developments and locations	
Borlick	150 houses	D	H36	**Negative** Northern part of the site is adjacent to the 1:200 year fluvial flood outline (River Tay) Small watercourse (catchment <3km^2) flows through the site Historic record of flooding in the area and also south (upgradient) of this site around Braeside Park, Farrogon Drive and Old Crieff Road Potential for development of the site to increase the probability of flooding elsewhere Urlar Burn classified as moderate status – abstraction pressures noted River Tay (River Lyon to River Tummel confluence) - classified as good status Lack of capacity at Aberfeldy WWTW	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** FRA (topographic information in the first instance) with site layout plan will be required at planning application stage to assess the risk of flooding, and also the location of any culverts e.g. under the road. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Need to survey mature woodland areas bounding site; ornithological survey; mammal survey (squirrel, badger and bat); otters and woodland survey. Construction method statement to be developed and implemented Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75 Construction Method Statement
South of Kenmore Road	150 houses	B	H37	**Negative** Non-designated archaeology 1.10ha of site is within 500m or less of Birks of Aberfeldy SSSI Northern part of the site is adjacent to the 1:200 year fluvial flood outline (River Tay) Small watercourse (catchment <3km^2) flows through the site Potential for development of the site to increase the probability of flooding elsewhere Urlar Burn classified as moderate status –	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Retention of important trees, structural planting, hedgerows etc A basic FRA (topographic information in the first instance) with site layout plan will be required at planning application stage to assess the risk of flooding, and also the location of any culverts e.g. under the road Construction method statement to be developed and implemented Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design	Policy in Proposed Plan FRA undertaken Landscape capacity study Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				abstraction pressures noted River Tay (River Lyon to River Tummel confluence) - classified as good status Lack of capacity at Aberfeldy WWTW	Provision of waste recycling in appropriate developments and locations	
Birnam and Dunkeld						
Tullymilly	New employment land site		E12	**Negative** Small portion of site within Dunkeld House Garden & Designed Landscape 0.01ha covered by ancient woodland 1.20ha of the site is within the River Tay NSA Capacity issues at Birnam and Dunkeld WWTW	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Extend new areas of semi-natural, or ancient or native planting to reinforce any particularly sensitive areas **Mitigation** Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75 Construction
Tullymilly	New employment land site		E13	**Negative** 0.01ha covered by ancient woodland 2.10ha of the site is within the River Tay NSA Capacity issues at Birnam and Dunkeld WWTW	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Extend new areas of semi-natural, or ancient or native planting to reinforce any particularly sensitive areas **Mitigation** Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75
Pitlochry						
Middleton of Fonab	100 houses	C	H38	**Negative** 0.10ha of site covered by ancient woodland 0.20ha of site covered by semi-natural woodland Historic record of flooding	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species.	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				(1993) in Fonab Crescent adjacent to the site and again gardens in Fonab Crescent flooded in 2004	Extend new areas of semi-natural, or ancient or native planting to reinforce any particularly sensitive areas **Mitigation** Basic FRA (topographic information in the first instance) with site layout plan will be required at planning application stage to assess the risk of flooding Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Construction method statement to be developed and implemented Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change and mitigate effects of climate change. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Provision of waste recycling in appropriate developments and locations	S75 Construction Method Statement
Robertson Crescent	70 houses	A	H39	**Negative** Hedgehog recorded at site (UK BAP priority species) 0.02ha of the site is within the 1:200 year fluvial flood risk area Small watercourse (catchment <3km^2) on the northern boundary of the site Moulin River runs down the eastern fringe of the site Historic record of flooding in the area on the Moulin Burn (July 2002) affecting parts of Pitlochry	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA (topographic information in the first instance) with site layout plan will be required at planning application stage to assess the risk of flooding Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change and mitigate effects of climate change. Construction method statement to be developed and implemented Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Development should ensure appropriate buffer strips are maintained and presumption against culverting of watercourses Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75
Ballinluig						
East of Ballinluig/A9	New employment land site		E11	**Negative** 2.40ha of site within 1:200 year fluvial flood risk area 1.10ha of site is within 500m or less of the Shingle Islands SSSI River Tummel (Loch	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species.	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				Faskally to River Tay) classified as moderate ecological potential – flow regulation and morphological alterations pressures noted Currently only served by a septic tank which is adequate for current size – potential for deterioration of the watercourse as a result of additional proposed development	**Mitigation** FRA (topographic information in the first instance) with site layout plan will be required at planning application stage to assess the risk of flooding Construction method statement to be developed and implemented Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Provision of waste recycling in appropriate developments and locations	Construction Method Statement
Ballinluig North	45 houses	A	H40	**Negative** Red Squirrel recorded at site (UK BAP priority species) 4.40ha of site covered by ancient woodland 6.80ha of the site is within 500m or less of the Shingle Islands SSSI A small watercourse (catchment <3km^2) within the site boundary and two on the site boundary (northern and southern) Potential for the development of the site to increase the probability of flooding elsewhere Risk of flooding may increase if the area is expanded where other small watercourses are located River Tummel (Loch Faskally to River Tay) classified as moderate ecological potential – flow regulation and morphological alterations pressures noted Currently only served by a septic tank which is adequate for current size – potential for deterioration of the watercourse as a result of additional proposed development	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Extend new areas of semi-natural, or ancient or native planting to reinforce any particularly sensitive areas **Mitigation** Basic FRA (topographic information in the first instance) with site layout plan will be required at planning application stage to assess the risk of flooding Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Construction method statement to be developed and implemented Need to survey mature woodland areas bounding site; ornithological survey; mammal survey (squirrel, badger and bat); otters and woodland survey Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75 Construction Method Statement
Fearnan						
Fearnan (North)	15 houses	E	H41	**Negative** 1.30ha of the site is within	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include	Policy in Proposed Plan

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				500m or less of the Fearn Cowpark SSSI May be a risk of flooding in the area if the site is extended towards where other small watercourses are located Loch Tay classified as good status – no pressures noted	seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA (topographic information in the first instance) with site layout plan will be required at planning application stage to assess the risk of flooding Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Provision of waste recycling in appropriate developments and locations	FRA undertaken Conditions in planning consent and or S75 90
Inver						
Inver	New employment land site		E14	**Negative** Red Squirrel recorded at site (UK BAP priority species) 1.60ha of site within 1:200 year fluvial flood risk area 1.70ha of the site within the River Tay NSA	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** FRA (topographic information in the first instance) with site layout plan will be required at planning application stage to assess the risk of flooding Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Landscape Conditions in planning consent and or S75
Kenmore						
East of Primary School	New housing site		H42	**Negative** Red Squirrel recorded at site (UK BAP priority species) 0.80ha within Taymouth Castle Garden and Designed Landscape Loch Tay classified as good status – no pressures noted	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA (topographic information in the first instance) with site layout plan will be required at planning	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
					application stage to assess the risk of flooding Where important and distinctive landscape features must be removed / modified or landscape character will be temporarily altered, Landscape Management Plans will be produced highlighting how the affected areas will be restored, reinstated and enhanced. All landscape schemes will incorporate biodiversity enhancements where appropriate e.g. use of native species, creation of greenways and green networks Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Provision of waste recycling in appropriate developments and locations	
Kinloch Rannoch						
Kinloch Rannoch	New employment site		E15	**Negative** Red Squirrel recorded at site (UK BAP priority species) 0.02ha covered by non-designated archaeology 0.09ha within the 1:200 year fluvial flood risk area 0.30ha of the site is within the Loch Rannoch and Glen Lyon NSA River Tummel (Loch Rannoch to Dunalastair Water) classified as good ecological potential Currently only served by a public septic tank	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA (topographic information in the first instance) with site layout plan will be required at planning application stage to assess the risk of flooding Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75
Innerhaddon	15 houses Site H43 takes in only the small southern part of MIR H	H	H43	**Negative** 0.85ha of the site is within 500m or less of the Beinn a' Chuallaich SSSI 0.85ha of the site is within the Loch Rannoch and Glen Lyon NSA Small area to the north is within the 1:200 year fluvial flood outline (River Tummel) Potential for development of the site to increase the probability of flooding elsewhere River Tummel (Loch	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA (topographic information in the first instance) with site layout plan will be required at planning application stage to assess the risk of flooding Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Include sustainable design and construction techniques and incorporate energy efficiency measures and make	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				Rannoch to Dunalastair Water) classified as good ecological potential Currently only served by a public septic tank	them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Provision of waste recycling in appropriate developments and locations	
Murthly						
South of Station Road	10 houses	K	H44	**No strategic environmental sensitivities noted** **Negative** River Tay (River Tummel to River Isla confluence) classified as moderate status – morphology and point source pollution (sewage) Served by an existing public septic tank which does not have capacity for scale of development proposed at settlement	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75 Construction
West of Bridge Road	25 houses	I	H45	**Positive** Size of site much reduced from MIR site I **Negative** 0.50ha of site covered by non-designated archaeology May be a risk of flooding if the site is expanded to the east where a watercourse with associated flood outline is located River Tay (River Tummel to River Isla confluence) classified as moderate status – morphology and point source pollution (sewage) Served by an existing public septic tank which does not have capacity for scale of development proposed at settlement	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA (topographic information in the first instance) with site layout plan will be required at planning application stage to assess the risk of flooding Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75

KINROSS HOUSING MARKET AREA

Table C.5: Kinross HMA Housing and Employment Sites – Proposed Mitigation and Enhancement Measures

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
Kinross/Milnathort						
South Kinross	1ha employment land	C	E16	**Negative** 1.14ha of site within Loch Leven Catchment Management area 1.20ha of the site is within 500m or less of the Loch Leven SSSI, SPA, Ramsar and NNR sites Site directly intersects an intercatchment at risk area (surface water quality) Adjacent on the eastern boundary to the 1:200 year fluvial flood outline (Loch Leven and South Queich) Historic records of flooding in the Kinross area Potential for the development of the site to increase the probability of flooding elsewhere	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Detailed FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Construction method statement to be developed and implemented Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Where activities could directly, indirectly or in combination with other proposals affect the interests of a Natura 2000 site, the Council will carry out an Habitat Regulations Appraisal to identify appropriate mitigation and to determine if proposals would have an adverse effect on the integrity of the site Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken HRA undertaken Conditions in planning consent and or S75
Station Road South	New employment land site Site currently has planning permission for a distributor road.		E18	**Negative** 4.50ha of site within the 1:200 year fluvial flood risk area 0.04ha of site within Loch Leven Catchment Management area Site directly intersects an intercatchment at risk area (surface water quality)	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Detailed FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Where activities could directly, indirectly or in combination with other proposals affect the interests of a Natura 2000 site, the Council will carry out an Habitat Regulations Appraisal to identify appropriate mitigation and to determine if proposals would have an adverse effect on the integrity of the site Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken HRA undertaken Conditions in planning consent and or S75
Turfhills	5ha employment land	B	E17	**Negative** European Otter recorded in the vicinity of the site (UK	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in	Policy in Proposed Plan FRA undertaken

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				BAP priority species) 0.90ha of site within the 1:200 year fluvial flood risk area Majority of site is likely to be at medium -high risk of fluvial flooding Historic records of flooding in the Kinross area Potential for the development of the site to increase the probability of flooding elsewhere Entire site within Loch Leven Catchment Management area Site directly intersects an intercatchment at risk area (surface water quality)	landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Detailed FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels and remove area at risk of flooding or keep as open space Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Retention of important trees, structural planting, hedgerows etc Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Where activities could directly, indirectly or in combination with other proposals affect the interests of a Natura 2000 site, the Council will carry out an Habitat Regulations Appraisal to identify appropriate mitigation and to determine if proposals would have an adverse effect on the integrity of the site Provision of waste recycling in appropriate developments and locations	HRA undertaken Conditions in planning consent and or S75
Stirling Road	4ha employment land	A	E19	**Negative** North Queich River classified as less than good – previous pollution incidents in this area from existing industrial area Site directly intersects an intercatchment at risk area (surface water quality) 2.10ha of the site is within the 1:200 year fluvial flood risk area (North Queich) Historic records of flooding in the Kinross area Potential for the development of the site to increase the probability of flooding elsewhere May be an increased risk of flooding if site is extended to the south where the North Quiech and associated flood outline is located	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Detailed FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Where activities could directly, indirectly or in combination with other proposals affect the interests of a Natura 2000 site, the Council will carry out an Habitat Regulations Appraisal to identify appropriate mitigation and to determine if proposals would have an adverse effect on the integrity of the site Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Landscape HRA undertaken Conditions in planning consent and or S75
West Kinross	75 houses	E	H46	**Negative** Pipistrelle recorded at site 4.30ha of site covered by non-designated archaeology Site directly intersects an intercatchment at risk area (surface water quality) Small watercourse	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation**	Policy in Proposed Plan FRA undertaken HRA undertaken Conditions in planning consent and or

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				(catchment <3km^2) flows through the site (Ury Burn) Historic records of flooding in the Kinross area Potential for development of the site to increase the probability of flooding elsewhere 0.08ha of site within Loch Leven Catchment Management area	Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Retention of important trees, structural planting, hedgerows etc Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Materials should be locally sourced, recycled, reused and contain low embodied carbon. Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Design Brief must include a landscape character assessment which should identify trees and woodland that require to be retained within development site. Where activities could directly, indirectly or in combination with other proposals affect the interests of a Natura 2000 site, the Council will carry out an Habitat Regulations Appraisal to identify appropriate mitigation and to determine if proposals would have an adverse effect on the integrity of the site Noise impacts will be reduced with the use of low noise road surfacing, landscaping and acoustic screening, if this is appropriate to the surrounding area Provision of waste recycling in appropriate developments and locations	S75
Former High School	New Opportunity site		Op12	**Positive** Reusing brownfield land and reducing the need for use of greenfield land. Potential conversion of existing listed building. **Negative** Site directly intersects an intercatchment at risk area (surface water quality) Potential loss of a listed building.	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Any future redevelopment proposals will be considered against the LDP policy framework. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations.	Policy in Proposed Plan Conditions in planning consent and or S75
Scottish Motor Auctions	New Opportunity site		Op13	**Positive** Redevelopment of brownfield site **Negative** Site directly intersects an intercatchment at risk area (surface water quality) 3.70ha of the site is within the 1:200 year fluvial flood risk area 4.0ha of the site is within 500m or less of the Loch Leven SSSI, SPA, Ramsar and NNR sites	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Detailed FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Construction method statement to be developed and implemented Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature	Policy in Proposed Plan FRA undertaken HRA undertaken Conditions in planning consent and or S75 Construction Method Statement

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
					Where activities could directly, indirectly or in combination with other proposals affect the interests of a Natura 2000 site, the Council will carry out an Habitat Regulations Appraisal to identify appropriate mitigation and to determine if proposals would have an adverse effect on the integrity of the site Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	
Health Centre	New Opportunity site		Op14	**Positive** Redevelopment of brownfield site **Negative** Site directly intersects an intercatchment at risk area (surface water quality)	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75
Lethangie	New Opportunity site – safeguarded for possible future educational uses		Op15	**Negative** 0.06ha of site covered by non-designated archaeology 0.12ha within the 1:200 year fluvial flood risk area Site directly intersects an intercatchment at risk area (surface water quality)	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75
Stirling Road	Opportunity site Existing employment site, but the small triangle to the SE could be promoted for residential uses		Op16	**Positive** Re-use of brownfield land **Negative** 3.30ha of overall site is within 1:200 year fluvial flood risk area Site directly intersects an intercatchment at risk area (surface water quality)	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Retention of important trees, structural planting, hedgerows, etc.	Policy in Proposed Plan FRA undertaken HRA undertaken Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
					Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Where activities could directly, indirectly or in combination with other proposals affect the interests of a Natura 2000 site, the Council will carry out an Habitat Regulations Appraisal to identify appropriate mitigation and to determine if proposals would have an adverse effect on the integrity of the site Provision of waste recycling in appropriate developments and locations	
Kay Trailers	Opportunity site Has a lapsed planning consent for residential development and there is a current application for renewal of that consent.		Op18	**Positive** Re-use of brownfield land **Negative** 0.07ha of site within the 1:200 year fluvial flood risk area Site directly intersects an intercatchment at risk area (surface water quality)	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75
Kinross Town Hall	New Opportunity Site		Op24	**Positive** Re-use of brownfield land Re-use of listed building **Negative** Loss of a community facility in a sustainable location Potential loss/ detrimental impact on listed buildings Within 500m or less of Loch Leven SSSI, SPA, Ramsar and NNR sites	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Any future redevelopment proposals will be considered against the LDP policy framework Include sustainable design and construction techniques and incorporate energy efficiency measures and make them resilient to the projected climatic changes in precipitation and temperature Where activities could directly, indirectly or in combination with other proposals affect the interests of a Natura 2000 site, the Council will carry out an Habitat Regulations Appraisal to identify appropriate mitigation and to determine if proposals would have an adverse effect on the integrity of the site Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan HRA undertaken Conditions in planning consent and or S75
Balado						
Balado	New housing site		H51	**Negative** 0.01ha of site covered by non-designated archaeology 0.38ha of site within the 1:200 year fluvial flood risk area 0.40ha of site within the Loch Leven Catchment area	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				Site directly intersects an intercatchment at risk area (surface water quality)	and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Noise impacts will be reduced with the use of low noise road surfacing, landscaping and acoustic screening, if this is appropriate to the surrounding area Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	
Blairingone						
Vicars Bridge Road	New employment land site		E22	**Negative** 0.19ha of site covered by non-designated archaeology Foulbutts Burn is classified as moderate status – point source pollution (sewage and minewater discharges) pressures noted Blairingone WWTW is already at full or over capacity – only minor capital works planned to slightly increase capacity but likely to be taken up by existing properties not currently connected to the network Ground capacity is unsuitable for traditional soakaways	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Presumption against culverting watercourse Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75
Powmill						
Gartwhinzean	20-30 houses A combination of MIR sites B&C have been taken forward into the Proposed Plan. Current planning permission on the northern half of the site (above the road line).	C	H53	**Negative** 0.60ha of the site is within the AGLV Small watercourse (catchment <3km^2) on the southern boundary of the site Gairney Burn/Pow Burn classified as moderate status – point source pollution (sewage) and morphological alterations (multiple pressures) pressures noted Powmill village WWTW, Powmill Farm Steading and	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Retention of important trees, structural planting, hedgerows, etc.	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				Powmill Milk Bar Ltd. Recorded as source of point source sewage pressure – no further deterioration of the waterbody will be permitted	Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	
Scotlandwell						
Scotlandwell	20-30 houses	D	H54	**Negative** Site directly intersects an intercatchment at risk area (surface water quality) Small watercourse (catchment <3km^2) drains within the area May be increased risk of flooding if the site were extended to the south where the River Leven and associated flood outline is located Potential capacity issues at Scotlandwell Pumping Station, may not be able to accommodate proposed development	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75

STRATHEARN HOUSING MARKET AREA

Table C.6: Strathearn HMA Housing, Employment and Retail Sites – Proposed Mitigation and Enhancement Measures

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
Comrie						
Cowden Road	30 houses	C	H58	**Negative** Eastern site boundary is adjacent to an area of ancient and semi-natural woodland River Earn (Water of Ruchill to Ruthven Water confluences) classified as good status – no pressures noted A small unnamed burn (catchment <3km^2) flows along the southern boundary of the site Many historic records of flooding in this area on the Ruchill Water and River Earn	Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Extend new areas of semi-natural, or ancient or native planting to reinforce any particularly sensitive areas **Mitigation** Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Retention of important trees, structural planting, hedgerows, etc. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75
Auchterarder						
Auchterarder	6ha employment land (as an alternative to MIR site A)	B	E25	**Negative** 0.40ha of site is covered by non-designated archaeology The Ruthven Water is classified as being less than good 0.20ha of site is within the 1:200 year fluvial flood risk area (Ruthven Water) Small unnamed burn (catchment <3km^2) flows through the middle of the site Record of flooding on Abbey Road from the Ruthven Water (2006) and also a record of Abbey Road and Glenruthven Mill area flooding (1993)	Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75
Crieff						
Bridgend	Employment land Southern portion of site carried forward from SALP 2001 (ED3)		E26	**Negative** Swifts are recorded at the site 2.30ha of the site is within Drummond Castle Garden	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and	Policy in Proposed Plan Conditions in planning consent and or

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
	and has planning consent for plot sub-division for industrial use. No planning history on northern part of allocation site.			and Designed Landscape A small portion of the site is covered by ancient woodland Turret Burn (Turret Loch to River Earn confluence) classified as less than good ecological potential – flow regulations River Earn (Water of Ruchill to Ruthven Water confluences) classified as good status Potential drainage constraint depending on the combination of sites brought forward in the LDP	cycleways, to encourage the movement of species. Extend new areas of semi-natural, or ancient or native planting to reinforce any particularly sensitive areas **Mitigation** Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Retention of important trees, structural planting, hedgerows, etc. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	S75
Broich Road	2.8ha for retailing (A & B combined as an alternative to MIR sites D & E) Parts of MIR sites A& B have been combined to form Proposed Plan site E27.	A	E27	**Positive** Re-use of brownfield land **Negative** Duchlage Farmhouse (B listed) Small portion of site covered by non-designated archaeology Turret Burn (Turret Loch to River Earn confluence) classified as less than good ecological potential – flow regulations River Earn (Water of Ruchill to Ruthven Water confluences) classified as good status Potential drainage constraint depending on the combination of sites brought forward in the LDP	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Extend new areas of semi-natural, or ancient or native planting to reinforce any particularly sensitive areas **Mitigation** Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Retention of important trees, structural planting, hedgerows, etc. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75
Laggan Road	30-60 houses	A	H55	**Negative** Site directly intersects an intercatchment at risk area (surface water quality) Small watercourse (catchment <3km^2) on the northern boundary of the site Turret Burn (Turret Loch to River Earn confluence) classified as less than good ecological potential – flow	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				regulations River Earn (Water of Ruchill to Ruthven Water confluences) classified as good status Potential drainage constraint depending on the combination of sites brought forward in the LDP	hydrology systems and or adversely affects water resources. Sustainable drainage system required. Retention of important trees, structural planting, hedgerows, etc. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	
Broich Road	330 houses	B	MU7	**Negative** 5.0ha of the site is covered by a Broich Scheduled Monument (cursus, ring-ditch, barrow & palisade) If developed in combination with MIR housing site A potential undesirable effect of surrounding the scheduled monument in townscape 0.02ha of the site is covered by non-designated archaeology Turret Burn (Turret Loch to River Earn confluence) classified as less than good ecological potential flow regulations River Earn (Water of Ruchill to Ruthven Water confluences) classified as good status Potential drainage constraint depending on the combination of sites brought forward in LDP	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Retention of important trees, structural planting, hedgerows, etc. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75
Wester Tomaknock	450 houses Mostly a new site proposal incorporating some of MIR site D.	D	H57	**Negative** Swifts recorded at site Two small watercourses (catchment <3km^2) run through the area The risk of flooding may be greater if the site is extended to the south Turret Burn (Turret Loch to River Earn confluence) classified as less than good ecological potential – flow regulations River Earn (Water of Ruchill to Ruthven Water	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Retention of important trees, structural planting, hedgerows, etc. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature	Policy in Proposed Plan FRA undertaken HRA undertaken Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				confluences) classified as good status Potential drainage constraint depending on the combination of sites brought forward in the LDP	Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	
Broich Road	1ha employment land (A & B combined as an alternative to MIR sites D & E) Parts of MIR sites A& B have been combined to form Proposed Plan site E27. (see assessment info above under MIR site A) Proposed Plan site Op21 takes in MIR Education site C and part of Employment Land B.	B	E27 & Op21	**Negative** A small portion of the site is covered by non-designated archaeology Turret Burn (Turret Loch to River Earn confluence) classified as less than good ecological potential – flow regulations River Earn (Water of Ruchill to Ruthven Water confluences) classified as good status Potential drainage constraint depending on the combination of sites brought forward in the LDP	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Retention of important trees, structural planting, hedgerows, etc. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Surveys will be undertaken prior to the implementation of schemes to determine whether they will affect sites of archaeological importance and the setting of archaeological features Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75
Aberuthven						
Aberuthven	1ha employment land	F	E29	**Negative** Ruthven Water classified as good status – no pressures noted Site directly intersects an intercatchment at risk area (surface water quality) Possibly adjacent to 1:200 year fluvial flood outline (Ruthven Water) – maybe risk of flooding if site is extended to the north as some of this land is likely to be within the functional floodplain and not available for development	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Retention of important trees, structural planting, hedgerows, etc. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75

STRATHMORE & THE GLENS HOUSING MARKET AREA

Table C.7: Strathmore & the Glens HMA Housing, Employment and Retail Sites – Proposed Mitigation and Enhancement Measures

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
Alyth and New Alyth						
Mornity	New employment land		E30	**Negative** Site directly intersects an intercatchment at risk area (surface water quality) Alyth Burn is classified as less than good status – point source pollution (sewage) from Alyth WWTW and barrier to fish passage	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75 Construction
Glenree	35 houses	A	H59	**Negative** 0.03ha of site is covered by ancient woodland 2.80ha of the site is within 500m or less of the Den of Alyth SSSI Site directly intersects an intercatchment at risk area (surface water quality) Alyth Burn is classified as less than good status – point source pollution (sewage) from Alyth WWTW and barrier to fish passage Unnamed small watercourse (catchment of <3km^2) to the north	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Extend new areas of semi-natural, or ancient or native planting to reinforce any particularly sensitive areas **Mitigation** Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Potential impacts on protected species will be avoided in the first instance by locating construction activities likely to cause disturbance away from sites associated with protected species. In other cases impacts will be avoided by complying with protected species legislation and by licensing proposed disturbance through the relevant licensing authority (Scottish Government Environment or Scottish National Heritage (SNH)) Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75
New Alyth	20 houses	A	H61	**Negative** Site directly intersects an intercatchment at risk area (surface water quality) Alyth Burn classified as poor status – point source pollution (sewage from Alyth	**Enhancement** Open watercourse/ditch to the north of the site should be retained and enhanced Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species.	Policy in Proposed Plan Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				WWTW) and barrier to fish passage Historic record of flooding in the area of New Alyth (2004); issue of blocked culvert at A926 on two occasions threatening property	**Mitigation** Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	
Blairgowrie/Rattray						
Welton Road	9ha employment land	D	E31	**Negative** 0.05ha of the site is covered by non-designated archaeology Risk of deterioration in status of the River Ericht 6.50ha of the site is within the 1:200 year fluvial flood risk area (medium – high risk) Historic records of flooding in small parts of Blairgowrie on the Ericht	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels and remove area at risk of flooding or keep as open space Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Retention of important trees, structural planting, hedgerows, etc. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75 Construction
Welton Road	150 houses	E	H62	**Negative** UK BAP priority species, Red Squirrel recorded at the site 0.70ha of the site is covered by the Scheduled Monuments – The Welton, palisaded enclosure and pit circle, The Welton, ring-ditch & soutterains, The Welton, palisaded enclosure & unenclosed settlement and The Welton, fort, barrows & settlement – development likely to significantly affect the understanding and appreciation of monuments within their setting 0.30ha of the site is covered	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Potential impacts on protected species will be avoided in the first instance by locating construction activities likely to cause disturbance away from sites associated with protected species. In other cases impacts will be avoided by complying with protected species legislation and by licensing proposed disturbance through the relevant licensing authority (Scottish Government Environment or Scottish National Heritage (SNH)) Retention of important trees, structural planting, hedgerows, etc. Include sustainable design and construction techniques and incorporate energy efficiency measure and make	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				by non-designated archaeology 0.02ha of the site is covered by ancient woodland Risk of deterioration in status of the River Ericht Adjacent to the 1:200 year fluvial flood outline (River Ericht) Historic records of flooding in small parts of Blairgowrie on the Ericht Risk of flooding may be significantly greater if site is extended to the north – the majority of this land is likely to be within the functional floodplain and not available for development	them resilient to the projected climatic changes in precipitation and temperature Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Provision of waste recycling in appropriate developments and locations	
Glenalmond Road	130 houses	B	H63	**No strategic environmental sensitivities noted** Rattray Burn (small watercourse with a catchment of <3km^2) is to the east of the site and is culverted adjacent to the site Historic record of flooding (2004) adjacent to the site (Back Wynd) when the culvert became blocked Risk of deterioration in status of the River Ericht	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Retention of important trees, structural planting, hedgerows, etc. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75
Blairgowrie South	80 houses	F	H64	**Negative** UK BAP priority species, Hedgehog recorded at site Small watercourse (catchment of <3km^2) running through the site Risk of deterioration in status of the River Ericht	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Retention of important trees, structural planting, hedgerows, etc.	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
					Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	
Western Blairgowrie	200 houses as part of a mixed use development including employment land uses	C	MU5	**Negative** UK BAP priority species, Red Squirrel recorded at the site A small portion of the site is covered by non-designated archaeology Site directly intersects an intercatchment at risk area (surface water quality) 13.0ha of the site is within the Lunan Catchment Management area A small portion of the site is covered by ancient and semi-natural woodland 15.0ha of the site is within 500m or less of the Ardblair and Myreside Fens SSSI Small unnamed watercourse (catchment of <3km^2) and pond to the SW of the site – there may be a culvert under the site Some incidences of flooding in this part of Blairgowrie associated with drainage and sewer problems (2004) Risk of deterioration in status of the River Ericht	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Extend new areas of semi-natural, or ancient or native planting to reinforce any particularly sensitive areas **Mitigation** Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Where activities could directly, indirectly or in combination with other proposals affect the interests of potential impacts on protected species will be avoided in the first instance by locating construction activities likely to cause disturbance away from sites associated with protected species. In other cases impacts will be avoided by complying with protected species legislation and by licensing proposed disturbance through the relevant licensing authority (Scottish Government Environment or Scottish National Heritage (SNH)) Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75
Coupar Angus						
Coupar Angus West	Employment land	B	E32	Note: Site B wasn't shown on MIR map 48 **Negative** Site directly intersects an intercatchment at risk area (surface water quality) River Isla (River Ericht to River Tay confluences) classified as moderate status	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting	Policy in Proposed Plan Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
					and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	
East of Scotland Farmers	New employment land		E33	**Negative** A small portion of the site is covered by non-designated archaeology Site directly intersects an intercatchment at risk area (surface water quality) River Isla (River Ericht to River Tay confluences) classified as moderate status	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75
Larghan	150 houses	A	H65	**Negative** UK BAP priority species, Hedgehog recorded at the site A small portion of the site is covered by non-designated archaeology Adjacent to scheduled monument Wester Denhead, square barrow – located on higher ground adjacent to a watercourse with a relatively open setting Site directly intersects an intercatchment at risk area (surface water quality) River Isla (River Ericht to River Tay confluences) classified as moderate status Northern area of the site is within the 1:200 year fluvial flood outline associated with the River Isla Historic records of flooding on the Isla (of fields around	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Potential impacts on protected species will be avoided in the first instance by locating construction activities likely to cause disturbance away from sites associated with protected species. In other cases impacts will be avoided by complying with protected species legislation and by licensing proposed disturbance through the relevant licensing authority (Scottish Government Environment or Scottish National Heritage (SNH)) Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75 Construction Method Statement

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				and to the west of Coupar Angus). Other flood events flooding properties and roads from the Coupar Burn within Coupar Angus Risk of flooding may be significantly greater if the site is extended to the north – the majority of this land is within the functional floodplain and not available for development		
Ardler						
Ardler	20 houses	A	H66	**Negative** Site directly intersects an intercatchment at risk area (surface water quality) Meigle Burn classified as poor ecological potential – multiple point source sewage pressures; diffuse source pollution from sewage; morphology and abstraction (farming) Ardler WWTW listed as a pressure on Meigle Burn (discharges to it via Mill Burn) 0.05ha of the site is within the 1:200 year fluvial flood risk area (Mill Burn), site is also adjacent to the 1:200 year fluvial flood outline associated with a tributary of the Mill Burn to the SW Risk of flooding may be significantly greater if the site is extended to the north – the majority of this land is likely to be within the functional floodplain and not available for development	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Ensure sufficient capacity in Ardler WWTW to accommodate proposed development and upgrade to works to remove pressure on Meigle Burn Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75
Carsie						
Carsie	10 houses	A	H67	**Negative** UK BAP priority species, European Otter recorded in the vicinity of the site Lunan Burn (Loch of Drumgellie to River Isla confluence) classified as moderate status – diffuse	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation**	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				source pollution (sewage and farming), morphology (fish barrier and straightening) and abstraction (farming) Small watercourses (catchment of <3km^2) Black Loch and White Loch are to the north of the site Historic record of flooding in Carsie, possibly from blocked road drainage (2004)	Basic FRA required at planning application stage to define area at risk and appropriate detailed design layout and levels Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Potential impacts on protected species will be avoided in the first instance by locating construction activities likely to cause disturbance away from sites associated with protected species. In other cases impacts will be avoided by complying with protected species legislation and by licensing proposed disturbance through the relevant licensing authority (Scottish Government Environment or Scottish National Heritage (SNH)) Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	
Meigle						
Airlie Road	100 houses delivered through A & B combined	A	H68	**Negative** UK BAP priority species, Red Squirrel recorded at site Meigle Burn is classified as less than good Site directly intersects an intercatchment at risk area (surface water quality) Meigle Burn classified as poor ecological potential – multiple point source sewage pressures; diffuse source pollution from sewage; morphology and abstraction (farming) Meigle WWTW is listed as a pressure on the Meigle Burn 0.30ha of the site is within the 1:200 year fluvial flood risk area (Meigle Burn) Historic record of flooding on the Meigle Burn in 2004 (Alyth Road flooded) The risk of flooding may be greater if the site is extended to the SW – much of this land is likely to be within the functional floodplain and not available for development	**Enhancement** Opportunity to deliver enhancements to the riparian zone at Meigle Burn where possible; provide sufficiently wide buffer strips to allow the watercourse to meander and erode in a natural way Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. **Mitigation** Basic FRA (topographic information in the first instance) with site layout plan will be required at planning application stage to assess the risk of flooding, and also the location of any culverts e.g. under the road Ensure sufficient capacity in Meigle WWTW to accommodate proposed development and upgrade to works to remove pressure on Meigle Burn Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Construction method statement to be developed and implemented Materials should be locally sourced, recycled, reused and contain low embodied carbon. Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan FRA undertaken Conditions in planning consent and or S75 Construction Method Statement Habitat Management Plan
Forfar Road	100 houses delivered through A & B combined	B	H69	**Negative** UK BAP priority species, Hedgehog recorded at the site Site directly intersects an	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and	Policy in Proposed Plan Conditions in planning consent and or

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes	Proposed Mitigation and/or Enhancement Measures	Delivery mechanism
				intercatchment at risk area (surface water quality) Meigle Burn classified as poor ecological potential – multiple point source sewage pressures; diffuse source pollution from sewage; morphology and abstraction (farming) Meigle WWTW is listed as a pressure on the Meigle Burn Historic record of flooding on the Meigle Burn in 2004 (Alyth Road flooded)	cycleways, to encourage the movement of species. **Mitigation** Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Ensure sufficient capacity in Meigle WWTW to accommodate proposed development and upgrade to works to remove pressure on Meigle Burn Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Provision of waste recycling in appropriate developments and locations	S75
Spittalfield						
Spittalfield	20 houses as part of a mixed use development	A	MU6	**Positive** Re-use of brownfield site **Negative** Site directly intersects an intercatchment at risk area (surface water quality) River Tay (River Tummel to River Isla confluence) classified as moderate status – morphology and point source pollution (sewage) pressures noted Existing primary treatment works may be insufficient to support 20 houses 0.80ha of the site is covered by ancient woodland Adjacent to the 1:200 year fluvial flood outline associated with the River Tay Small watercourses (catchment of <3km^2) to the south of the site Historic records of flooding on the Tay in this area, as recent as 2006 Area bifurcated by 18th century military road	**Enhancement** Where appropriate, measures to enhance biodiversity will be implemented. Such measures may include seeding locally native species on roadside verges and other schemes, the use of locally native tree species in landscape schemes, habitat creation, habitat creation for protected species (e.g. barn owl boxes, log pile holts for otters) and the creation of greenways and wildlife corridors along transport corridors, footpaths and cycleways, to encourage the movement of species. Extend new areas of semi-natural, or ancient or native planting to reinforce any particularly sensitive areas **Mitigation** Drainage impact assessment/hydrology study required where development has the potential to affect natural hydrology systems and or adversely affects water resources. Sustainable drainage system required. Potential impacts on protected species will be avoided in the first instance by locating construction Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Include sustainable design and construction techniques and incorporate energy efficiency measure and make them resilient to the projected climatic changes in precipitation and temperature Retention of important trees, structural planting, hedgerows, etc. Landscaping/tree planting to be an integral part of all development schemes, designed to enhance the setting and development site and mitigate effects of climate change and mitigate effects of climate change. Impacts on the historic environment will be avoided wherever possible through appropriate scheme location and design Provision of waste recycling in appropriate developments and locations	Policy in Proposed Plan Conditions in planning consent and or S75 Construction

Table C.8: Sites NOT taken forward into the Proposed Plan

Site Name	MIR Proposed Use	MIR Ref	Issue/Impact identified through the SEA & Notes	Potential Mitigation and/or Enhancement Measures
Perth				
Perth Station	100 units as part of an integrated transport solution at Perth Station	E	**Not taken forward into Proposed Plan** **Will be covered in Post Adoption Statement**	
Almondbank	150 housing units	B	**Not taken forward into Proposed Plan** Adjacent to the 1:200 fluvial outline (R. Almond) – potential for development of the site to increase the probability of flooding elsewhere Historic record of flooding at Almondbank and significant issues of scouring of river banks on the Almond historically and currently (2010) R. Almond is classified as being of bad status with abstraction pressures (hydropower) Almondbank WWTW may be at capacity Archaeological site to NE may be impacted upon depending on access	SEPA objects – may be removed with additional information in the LDP to show not all of the site is developable due to flooding constraints A FRA should consider flooding from the Almond As there are several new development proposals in the Perth/ Almondbank area, a strategic study approach to development and the risk of flooding could be undertaken to highlight the issues and constraints, which could also include issues on the Town Lade Connection to Amondbank WWTW required to ensure no deterioration in status in respect of water quality Evaluation of archaeological potential and mitigation may be required as part of any planning application process Adjacent to R. Almond, tributary of R. Tay SAC - consideration of impacts of drainage/ abstraction and the construction phase required Retain and protect AWI area in northern part of site and mature trees within site - forms part of corridor of Redgorton woodland linking with Berthapark site Survey required to check for protected/ breeding species prior to demolition of buildings and site clearance
Bridge of Earn				
Newton Farm	100 housing units	A	**Part of the site taken forward as Op7 in the Proposed Plan** Small watercourse (catchment <3km^2) may exist within a culvert beneath the site Area considered to have archaeological potential	Consideration should be given to SPP para 211 i.e. development over a watercourse is not supported Opportunity to remove the culvert, restore the channel and plant bank sides with appropriate riparian vegetation Evaluation of archaeological potential and mitigation may be required as part of any planning application process
Forgandenny Road	150 housing units (as an alternative to MIR site B)	C	**Not taken forward into Proposed Plan** Aerial photographs (2006) show significant standing water within the site May be capacity issues relating to the waste water pumping station at Bridge of Earn Perth WWTW may be at capacity	Some flood resistant materials and construction methods may need to be used at this site Consideration could be given to other sources of flooding such as pluvial, groundwater or sewer Confirm capacity of pumping station to accommodate development to ensure no deterioration of waterbody status Improvements to the Perth WWTW required before development of the site commences
Balbeggie				
Balbeggie East	100 housing units – as an alternative to MIR site A	B	**Not taken forward into Proposed Plan** Small watercourse (catchment of <3km^2) within the southern part of the site May potentially be a culverted watercourse beneath the site St. Martin's Burn/Balgray Burn classified as less than good status – abstraction pressures noted Limited dilution in the receiving watercourse	A basic FRA (Topographic information in the first instance) with site layout plan will be required at planning application stage to assess risk of flooding Consideration should be given to SPP para 211 i.e. development over a watercourse is not supported – SEPA recommend that any culverted watercourse is opened and restored as part of any new development Ensure WWTW has capacity to support the development (SW currently undertaking improvements to prevent deterioration in status as a result of sewage) – review of licensing conditions may be required to enable development to proceed

Site Name	MIR Proposed Use	MIR Ref	Issue/Impact identified through the SEA & Notes	Potential Mitigation and/or Enhancement Measures
Bankfoot				
Bankfoot	150 housing units (as an alternative to MIR site B)	B	**Not taken forward into Proposed Plan** Small watercourse (catchment <3km^2) within the site boundary which is culverted Historic record of flooding on the Garry Burn at Bankfoot as recent as 2004 Potential for development of the site to increase the probability of flooding elsewhere Bankfoot WWTW currently at capacity	A basic FRA (Topographic information and details of culvert in the first instance) with site layout plan will be required at planning application stage to assess risk of flooding Could consider any additional information held for other sources of flooding such as pluvial, groundwater or sewer Require increased capacity at Bankfoot WWTW prior to development commencing to ensure no deterioration in WFD status of the watercourse
Bankfoot	150 housing units (as an alternative to MIR site A)	C	**Not taken forward into Proposed Plan** Majority of site within 1:200 year fluvial flooding (Garry Burn) Small watercourse (catchment <3km^2) within and on the southern boundary of the site Historic record of flooding on the Garry Burn at Bankfoot as recent as 2004 Potential for development of the site to increase the probability of flooding elsewhere	SEPA objects – may be removed with additional information in the LDP to show that not all of the site is developable due to flooding constraints Open space, defined by a FRA, should be dedicated next to the watercourse and protected in perpetuity for flood risk reasons A FRA needs to consider the risk of flooding from the small watercourse as well as the Garry Burn and should also consider the future requirement for flood defences proposed in the area
Dunning				
Dunning	50 housing units (as an alternative to MIR site E)	F	**Not taken forward into Proposed Plan** Dunning Burn classified as being moderate status – diffuse source pollution (farming) and point source pollution (sewage) pressures noted May be capacity issues at Dunning WWTW to accommodate development	Could consider any additional information held on other sources of flooding such as pluvial, groundwater or sewer Increase capacity at Dunning WWTW to enable development and prevent any further deterioration in status of waterbody
Longforgan				
Longforgan	75 housing units (as an alternative to MIR site J)	I	**Not taken forward into Proposed Plan** Knapp Burn/Huntly Burn classified as moderate status – diffuse and point source pollution (sewage) pressures noted Longforgan pumping station listed as a key pressure on the waterbody	Could consider any additional information held on other sources of flooding such as pluvial, groundwater or sewer Pumping station CSO setting and pass forward rates will require re-evaluation
Grange/Errol				
Grange	50 housing units	G	**Not taken forward into Proposed Plan** Partly within 1:200 year fluvial flood outline (Grange Pow) Two small watercourses (catchment <3km^2) on the site boundary Historic record of flooding of South Grange Cottage and Road (2009) Potential for development to increase the	SEPA objects – may be removed with additional information in the LDP to show that not all of the site is developable due to flooding constraints A detailed FRA, considering the Grange Burn and small watercourses at the site, and any new bridges or culverts that may be required there, will be required at planning application stage to define the area at risk and appropriate detailed design layout and levels Could consider any additional information held on other sources of flooding such as pluvial, groundwater or sewer Any new housing proposed in the area should be connected to Errol WWTW Attach conditions to granting of planning applications to ensure developments provide suitable drainage treatment

Site Name	MIR Proposed Use	MIR Ref	Issue/Impact identified through the SEA & Notes	Potential Mitigation and/or Enhancement Measures
			probability of flooding elsewhere Grange Pow classified as less than good status – diffuse source pollution (sewage and farming) and morphology (farming) pressures noted	
Perth Retail Sites				
Huntingtower West Phase 1	5-10ha for Class 4 uses and compatible development	B	**Not taken forward into Proposed Plan** Perth WWTW may be at capacity, additional development linked to this works could exacerbate sewage pressure on the R. Tay waterbody	Could consider any additional information held on other sources of flooding such as pluvial, groundwater or sewer Improvements to the Perth WWTW should be delivered before development commences
North West Perth	8ha for convenience retailing (as an alternative to MIR site B)	A	**Not taken forward into Proposed Plan** Small watercourse (catchment <3km^2), the Lade, on the southern boundary of the site History of flooding on the Mill Lade, affecting areas downstream of this site (2010) Potential for development of the site to increase the probability of flooding elsewhere Perth WWTW may be at capacity, additional development linked to this works could exacerbate sewage pressure on the R. Tay waterbody	SEPA objects – may be removed with additional information in the LDP to show that not all of the site is available for development due to flooding constraints and those areas should be defined by a FRA and protected in perpetuity for flood risk reasons A detailed FRA will be required at planning application stage to define the area at risk and appropriate detailed layout and levels As there are several site options proposed in the Perth/ Almonbank area, a strategic approach to development and the risk of flooding could be undertaken and include the issues on the Town Lade No additional surface water should be connected to the Lade Improvements to the Perth WWTW should be delivered before development commences Opportunities may exist to improve the quality of the water environment at this site (seek SEPA advice)
Murthly				
North of Kinclaven Crescent	50 houses	J	**Not taken forward into Proposed Plan** Small watercourse (catchment <3km^2) may be culverted beneath the site May be a risk of flooding if the site is expanded to the south where the River Tay and associated flood outline is located. May be a culverted watercourse beneath the site River Tay (River Tummel to River Isla confluence) classified as moderate status – morphology and point source pollution (sewage) Served by an existing public septic tank which does not have capacity for scale of development proposed at settlement	A basic FRA (Topographic and culvert information the first instance) with site layout plan will be required at planning application stage to assess risk of flooding Consideration should be given to SPP paragraph 211 i.e. development over a watercourse is not supported – SEPA recommends that any culverted watercourse is opened and restored as part of any new development Secondary treatment of discharge may be required Additional treatment required at Birnam and Dunkeld WWTW Development should not add further point source sewage pressures to River Tay waterbody (River Tummel to River Isla confluence Opportunity to improve modified habitat
Aberfeldy				
Moness (east)	100 houses	C	**Not taken forward into Proposed Plan** A small watercourse (catchment <3km^2)	SEPA objects – may be removed with additional information in the LDP to show that not all of the site is available for development due to flooding constraints – particularly important to avoid the risk of increasing the risk of flooding downstream of the site

Site Name	MIR Proposed Use	MIR Ref	Issue/Impact identified through the SEA & Notes	Potential Mitigation and/or Enhancement Measures
			flows along the western boundary of the site Historic record of flooding in the area and the north (downgradient) of this site around Braeside Park, Farrogon Drive and Old Crieff Road Urlar Burn classified as moderate status – abstraction pressures noted River Tay (River Lyon to River Tummel confluence) - classified as good status Lack of capacity at Aberfeldy WWTW	A FRA required at planning application stage to define the area at risk and appropriate detailed design layout and levels, and also consider the location of any culverts e.g. under the road Opportunity to investigate and improve current situation of drainage and flooding problems downstream Increase capacity at WWTW prior to development commencing Development should not impact the water environment of the adjacent burn
West (South of Kenmore Road)	1-2ha employment land	A	**Not taken forward into Proposed Plan** Northern part of site adjacent to the 1:200 year fluvial outline (River Tay) A small watercourse (catchment <3km^2) flows through the site Historic record of flooding in the area Urlar Burn classified as moderate status – abstraction pressures noted River Tay (River Lyon to River Tummel confluence) - classified as good status Lack of capacity at Aberfeldy WWTW	A basic FRA (topographic information in the first instance) with site layout plan will be required at planning application stage to assess the risk of flooding, and also the location of any culverts e.g. under the road Increase capacity at WWTW prior to development commencing
Pitlochry				
Auchnahyle	50 houses max. (due to access difficulties)	B	**Not taken forward into Proposed Plan** Small part of the site to the east is within the 1:200 year fluvial flood outline (Kinnaird Burn) A small watercourse (catchment <3km^2) on the western boundary of the site Historic record of flooding on the Moulin Burn (July 2002) affecting parts of Pitlochry. Also record of flooding on the Kinnaird Burn (1993) downstream of the site Potential for development of the site to increase the probability of flooding elsewhere Kinnaird Burn classified as less than good status – abstraction and flow regulation pressures noted River Tummel (Loch Faskally to River Tay) classified as moderate ecological potential – flow regulation and morphological alterations pressures noted	SEPA objects – may be removed with additional information in the LDP to show that not all of the site is available for development due to flooding constraints FRA required at planning application stage to define the area at risk and appropriate detailed design layout and levels; also will need to consider the Kinnaird Burn, small watercourse and the location of any culverts e.g. under the road which may increase the risk of flooding to the site Ensure sufficient capacity at Pitlochry WWTW to prevent any point source pollution pressures and any deterioration in the status of River Tummel
Birnam				
East and north of	60 houses	B	**Not taken forward into Proposed Plan**	SEPA objects – may be removed with additional information in the LDP to show that not all of the site is available for development due

Site Name	MIR Proposed Use	MIR Ref	Issue/Impact identified through the SEA & Notes	Potential Mitigation and/or Enhancement Measures
Torlee Road)			Part of the site is within the 1:200 year fluvial flood outline (River Tay) Historic record of flooding (1993) to the SE of the site Potential for the development of the site to increase the probability of flooding elsewhere River Tay (River Tummel to River Isla confluence) classified as moderate status – morphology and point source pollution (sewage) pressures noted Capacity issues at Birnam and Dunkeld WWTW Located within Murthly Castle Garden and Designed Landscape	to flooding constraints (limit the site boundary) FRA required at planning application stage to define the area at risk and appropriate detailed design layout and levels Could consider any additional information held on other sources of flooding such as pluvial, groundwater and sewer Increased capacity at WWTW required to enable development to proceed Opportunity to improve modified habitat
Croftinloan				
Croftinloan (north)	5 houses	C	**Not taken forward into Proposed Plan** Site bounded by small watercourses (catchment <3km^2) on northern side Historic record of flooding in the area (1993 and 2002). Significant flooding from the small watercourses including the Altrory Burn (2002) Potential for development of the site to increase the probability of flooding elsewhere River Tummel (Loch Faskally to River Tay) classified as moderate ecological potential – flow regulation and morphological alterations Area not served by public drainage – concerns regarding cumulative drainage impacts due to number of existing houses with no drainage provision Groundwater concerns relating to Tummel Valley Sand and Gravel groundwater body	SEPA objects – may be removed with additional information in the LDP to show that not all of the site is available for development due to flooding constraints FRA required at planning application stage to define the area at risk and appropriate detailed design layout and levels define the area of open space to be protected in perpetuity for flood risk reasons through a FRA consider the risk of flooding from the small watercourses and the influence of any structures such as culverts (under the road)
Croftinloan (south)	15 houses	D	**Not taken forward into Proposed Plan** Site bounded by small watercourses (catchment <3km^2) on northern and eastern sides (Altrory Burn) Historic record of flooding in the area (1993 and 2002). Significant flooding from the small watercourses including the Altrory Burn (2002) flooding a large proportion of this site Potential for development of the site to increase the probability of flooding elsewhere River Tummel (Loch Faskally to River Tay) classified as moderate ecological	SEPA objects – may be removed with additional information in the LDP to show that not all of the site is available for development due to flooding constraints FRA required at planning application stage to define the area at risk and appropriate detailed design layout and levels define the area of open space to be protected in perpetuity for flood risk reasons through a FRA consider the risk of flooding from the small watercourses and the influence of any structures such as culverts (under the road)

Site Name	MIR Proposed Use	MIR Ref	Issue/Impact identified through the SEA & Notes	Potential Mitigation and/or Enhancement Measures
			potential – flow regulation and morphological alterations Area not served by public drainage – concerns regarding cumulative drainage impacts due to number of existing houses with no drainage provision Groundwater concerns relating to Tummel Valley Sand and Gravel groundwater body	
Kenmore				
East of Aberfeldy Road	15 houses	G	**Not taken forward into Proposed Plan** Historic record of flooding in 2006 affecting part of the site (to the north) Loch Tay classified as good status – no pressures noted Located within the Taymouth Castle Garden and Designed Landscape – development has the potential to change the character of the landscape and affect the setting of the A-listed castle	SEPA objects – may be removed with additional information in the LDP to show that not all of the site is available for development due to flooding constraints FRA required at planning application stage to define the area at risk and appropriate detailed design layout and levels. FRA must also consider the risk of flooding from the small watercourses and the influence of any structures such as culverts (under the road) Open space shown adjacent to the road/loch (MIR) needs to be extended to include areas that have previously flooded and should be defined by a FRA and protected in perpetuity for flood risk reasons
Fearnan				
Fearnan (West)	20 houses	F	**Not taken forward into Proposed Plan** Small watercourses (catchment <3km^2) on two of the three boundaries of the site Potential for development of the site to increase the probability of flooding elsewhere May be a risk of flooding in the area if the site is extended where other small watercourses are located Loch Tay classified as good status – no pressures noted	Basic FRA (topographic information in the first instance) with site layout plan required at planning application stage to assess risk of flooding FRA may need to consider any culverts (upstream) which may increase the risk of flooding to the site Connection to public sewer required Upgrade public septic tank to secondary treatment to support development
Kinross/Milnathort				
Old Perth Road, Milnathort	75 houses	A	**Not taken forward into Proposed Plan** Small part of the site to the east and north is within the 1:200 year fluvial flood outline (Hatton Burn) Historic record of flooding within the Milnathort area (including Hattonburn) Potential for development of the site to increase the probability of flooding elsewhere Located close to Burleigh Burn – sensitivity to sewage discharges	SEPA objects – may be removed with additional information in the LDP to show that not all of the site is available for development due to flooding constraints Detailed FRA required at planning application stage to define the area at risk and appropriate detailed design layout and levels, and also take into account culverts at the site Open space dedicated next to the watercourse must be defined by a FRA and protected in perpetuity for flood risk reasons No RBMP concerns as long as capacity exists at WWTW and no further phosphorous loading on Loch Leven
Old Perth Road, Milnathort	125 houses	B	**Not taken forward into Proposed Plan** Small part of the site to the west is within the 1:200 year fluvial flood outline (Hatton Burn) Historic record of flooding within the	SEPA objects – may be removed with additional information in the LDP to show that not all of the site is available for development due to flooding constraints Detailed FRA required at planning application stage to define the area at risk and appropriate detailed design layout and levels, and also take into account culverts at the site Open space dedicated next to the watercourse must be defined by a FRA and protected in perpetuity for flood risk reasons

Site Name	MIR Proposed Use	MIR Ref	Issue/Impact identified through the SEA & Notes	Potential Mitigation and/or Enhancement Measures
			Milnathort area (including Hattonburn) Potential for development of the site to increase the probability of flooding elsewhere Located close to Burleigh Burn – sensitivity to sewage discharges	No RBMP concerns as long as capacity exists at WWTW and no further phosphorous loading on Loch Leven
Burleigh Road, Milnathort	50 houses	C	**Not taken forward into Proposed Plan** Partly within the 1:200 year fluvial flood outline (Back Burn, North Quiech, Hatton Burn) Historic record of flooding within the Milnathort area (including Hattonburn) Potential for development of the site to increase the probability of flooding elsewhere Risk of flooding is greater is the site shown in the MIR is expanded to the south and west	SEPA objects – may be removed with additional information in the LDP to show that not all of the site is available for development due to flooding constraints – only a small area will be available Detailed FRA required at planning application stage to define the area at risk and appropriate detailed design layout and levels, and needs to also consider the culverts and bridges on the watercourses adjacent to the site FRA must define open space areas to be protected in perpetuity for flood risk reasons No RBMP concerns as long as capacity exists at WWTW and no further phosphorous loading on Loch Leven
Blairingone				
Blairingone (East)	20-30 houses	A	**Not taken forward into Proposed Plan** Foulbutts Burn is classified as moderate status – point source pollution (sewage and minewater discharges) pressures noted Blairingone WWTW is already at full or over capacity – only minor capital works planned to slightly increase capacity but likely to be taken up by existing properties not currently connected to the network Ground capacity is unsuitable for traditional soakaways	Could consider any additional information held on other sources of flooding such as pluvial, groundwater or sewer Prevent any further sewage-related deterioration in status of the watercourse Upgrading of WWTW required
Blairingone (North)	20-30 houses	B	**Not taken forward into Proposed Plan** Small watercourse (catchment <3km^2) flows through the centre of the site Foulbutts Burn is classified as moderate status – point source pollution (sewage and minewater discharges) pressures noted Blairingone WWTW is already at full or over capacity – only minor capital works planned to slightly increase capacity but likely to be taken up by existing properties not currently connected to the network Ground capacity is unsuitable for traditional soakaways	Basic FRA (topographic and culvert information in the first instance) with site layout plan required at planning application stage to assess risk of flooding Could consider any additional information held on other sources of flooding such as pluvial, groundwater or sewer Prevent any further sewage-related deterioration in status of the watercourse Upgrading of WWTW required Development should ensure that appropriate buffer strips are maintained at the watercourse Presumption against culverting watercourse
Wester Balgedie				
Wester Balgedie	20-30 houses	E	**Not taken forward into Proposed Plan** Concerns about current level of private drainage – some existing private systems in the area pose environmental risk	Could consider any additional information held on other sources of flooding such as pluvial, groundwater or sewer

Site Name	MIR Proposed Use	MIR Ref	Issue/Impact identified through the SEA & Notes	Potential Mitigation and/or Enhancement Measures
			Potential capacity issues at Scotlandwell Pumping Station – sewage from Wester Balgedie goes into that pumping station	
Crook of Devon				
Crook of Devon	90 houses (as an alternative to MIR site B)	A	**Not taken forward into Proposed Plan** Small part of the site is within the 1:200 year fluvial flood outline (River Devon) Potential for development of the site to increase the probability of flooding elsewhere River Devon (Source to Gairney Burn confluence) classified as poor ecological potential – abstraction and flow regulations pressures noted WWTW currently at capacity; there may be issues with expansion at current site and proposed hydro scheme at the weir would further reduce the capacity of the watercourse to take further discharge from the treatment works – development would be likely to cause a deterioration in status, SEPA recommend removal	SEPA objects – may be removed with an alteration to the MIR allocation to show that not all of the site is available for development due to flooding constraints A FRA was received and accepted by SEPA in 2008 and showed specific safe development levels that constrain a very small part of the site Could consider any additional information held on other sources of flooding such as pluvial, groundwater or sewer
Crieff				
North of Broich Road	90 houses	C	**Not taken forward into Proposed Plan** A small portion of the site is covered by non-designated archaeology Small watercourse (catchment <3km^2) runs along the eastern boundary of the site (Alligan Burn) May be increased risk of flooding in the area if the site extended to the east Turret Burn (Turret Loch to River Earn confluence) classified as less than good ecological potential – flow regulations River Earn (Water of Ruchill to Ruthven Water confluences) classified as good status Potential drainage constraint depending on the combination of sites brought forward in the LDP	Basic FRA (topographic and culvert information in the first instance) with site layout plan required at planning application stage to assess the risk of flooding FRA will need to consider culvert upstream of the site Possible need to increase capacity at Crieff WWTW
North of Broich Road	4ha employment land (as an alternative to MIR sites A, B)	D	**Not taken forward into Proposed Plan** Small watercourse (catchment <3km^2) runs along the eastern boundary of the site (Alligan Burn) May be an increased risk of flooding if the site is extended to the east Turret Burn (Turret Loch to River Earn confluence) classified as less than good ecological potential – flow regulations River Earn (Water of Ruchill to Ruthven	Basic FRA (topographic and culvert in the first instance) with site layout plan required at planning application stage to assess risk of flooding and would also need to consider culvert upstream of the site Possible need to increase capacity at the Crieff WWTW

Site Name	MIR Proposed Use	MIR Ref	Issue/Impact identified through the SEA & Notes	Potential Mitigation and/or Enhancement Measures
			Water confluences) classified as good status Potential drainage constraint depending on the combination of sites brought forward in the LDP	
North Forr	4ha employment land (as an alternative to MIR sites A, B & D)	E	**Not taken forward into Proposed Plan** Turret Burn (Turret Loch to River Earn confluence) classified as less than good ecological potential – flow regulations River Earn (Water of Ruchill to Ruthven Water confluences) classified as good status Potential drainage constraint depending on the combination of sites brought forward in the LDP If developed in combination with MIR housing site A potential undesirable effect of surrounding the scheduled monument (Broich, cursus, ring ditch, barrow and palisade SE of Duchlage) in townscape	Could consider any additional information held on other sources of flooding such as pluvial, groundwater or sewer Possible need to increase capacity at the Crieff WWTW
Aberuthven				
North of Main Street	40 houses	A	**Not taken forward into Proposed Plan** Ruthven Water classified as good status – no pressures noted Small area in the NW is within the 1:200 year fluvial flood outline (Ruthven Water) Risk of flooding would be greater if site were extended to the north as some of this land is likely to be within the functional floodplain and isn't available for development Locally important non-designated archaeological site identified within the area	SEPA objects – may be removed with additional information in the LDP to show that not all of the site is available for development due to flooding constraints – development could be limited to the north and west part of the site FRA required at planning application stage to define the area at risk and appropriate detailed design layout and levels to define open space to be protected in perpetuity for flood risk reasons would need to consider structures such as bridges adjacent to the site Evaluation of archaeological potential and mitigation may be required as part of any planning application process
Blackford				
East of Waulkmill Drive	50 houses	B	**Not taken forward into Proposed Plan** Allan Water (Source to Greenloaning) classified as less than good status – multiple morphological pressures noted Part of the site is within the 1:200 year fluvial flood outline (Allan Water and Danny Burn) Historic record of flooding in Blackford (Abercairney Place) area (2006). A FRA for a development upstream identified that current properties on Moray Place may be at risk of flooding Potential for the development of the site to increase the probability of flooding elsewhere	SEPA objects – may be removed with additional information in the LDP to show that not all of the site is available for development due to flooding constraints – development may be limited to the north and west part of the site FRA required at planning application stage to define the area at risk and appropriate detailed design layout and levels would need to consider bridges adjacent and downstream of the site which may increase the risk of flooding to the area Opportunity to deliver habitat enhancement improvements to the Burn of Ogilvie, which appears straightened, and Danny Burn, which appears heavily engineered and channelised as part of the development

Site Name	MIR Proposed Use	MIR Ref	Issue/Impact identified through the SEA & Notes	Potential Mitigation and/or Enhancement Measures
			May be increased risk of flooding if the site is extended to the north – majority of this land is likely to be within the functional floodplain and not available for development No capacity at Blackford WWTW	
Gleneagles				
East of Airlie Court	5 houses	E	**Not taken forward into Proposed Plan** Un-sewered area	Could consider any additional information held on other sources of flooding such as pluvial, groundwater or sewer Proposed houses should connect to Auchterarder WWTW in the first instance, but if not possible then private treatment works to soakaway
Blairgowrie/Rattray				
Westfield	80 houses as part of a mixed use development including employment land uses	A	**Not taken forward into Proposed Plan** Small unnamed watercourse (catchment <3km^2) runs through the site, there are also ponds to the NW of the site Risk of deterioration in status of the River Ericht	Basic FRA (topographic culvert information in the first instance) with site layout plan required at planning application stage to assess risk of flooding; the culvert under the road needs to be considered Depending on combination of sites brought forward into the LDP, may be a need to increase capacity at Blairgowrie WWTW
Rosemount	300 houses	G	**Not taken forward into Proposed Plan** Risk of deterioration in status of the River Ericht	Could consider any additional information held on other sources of flooding such as pluvial, groundwater or sewer Depending on combination of sites brought forward into the LDP, may be a need to increase capacity at Blairgowrie WWTW
Alyth				
Alyth Glebe	20 houses	B	**Not taken forward into Proposed Plan** Small watercourse, the Back Burn (catchment of <3km^2) runs along the northern boundary Historic records of flooding in Alyth from the Alyth Burn Alyth Burn is classified as less than good status – point source pollution (sewage) from Alyth WWTW and barrier to fish passage	SEPA objects – may be removed with additional information in the LDP shows that not all of the site is available for development due to flooding constraints Basic FRA (topographic and culvert information in the first instance) with site layout plan required at planning application stage to assess risk of flooding; FRA would also need to consider culvert downstream which may increase the risk of flooding to the area Increase capacity at Alyth WWTW to enable development to proceed in order to avoid further deterioration of Alyth Burn Opportunity to encourage the Back Burn at NE corner to be more natural
Isla Road/ Annfield Place	100 houses	C	**Not taken forward into Proposed Plan** Adjacent to the 1:200 year fluvial flood outline associated with the Alyth Burn Historic records of flooding in Alyth from the Alyth Burn Risk of flooding may be significantly greater if the site is expanded to the north – part of this land is likely to be within the functional floodplain and not available for development Alyth Burn is classified as less than good status – point source pollution (sewage) from Alyth WWTW and barrier to fish passage	SEPA objects – may be removed with additional information in the LDP to show that not all of the site is available for development due to flooding constraints FRA required at planning application stage to define the area at risk and appropriate detailed design layout and levels Areas at risk of flooding should be allocated as open space within the LDP, as defined by a FRA and protected in perpetuity for flood risk reasons Increase capacity at Alyth WWTW to enable development to proceed in order to avoid further deterioration of Alyth Burn Burn to site should have no hard engineering etc. for erosion/flood control, adequate room should be left to allow the watercourse to meander etc. without impacting on housing or infrastructure

Table C.8: Sites with Planning Permission

Site Name	MIR Proposed Use	MIR Ref	PP Ref	Issue/Impact identified through the SEA & Notes
Perth				
Broxden North	Employment land site		E 2	Existing roadside services site – assessment not required
Jeanfield Nurseries	100 houses subject to site becoming surplus to requirements	C		Site is still currently in use. Any future redevelopment proposals are likely to be compatible with surrounding uses. Considered that any potential issues would be best assessed against the LDP policy framework at planning application stage – assessment not required
Bridge of Earn				
Brickhall Farm	Employment land		E7	Currently has planning permission for hotel and other uses (Classes 3,7 & 8) and a business park (Classes 1,4,5 & 6) – assessment not required
Stanley				
Linn Road/ Station Road (south)	35 houses – site currently has planning permission	C	H33	MIR sites B&C combined to form Proposed Plan site H33. As MIR site C currently has planning permission – assessment not required
Mill Street (south)	50 houses – site currently has planning permission	E	H31	0.13ha of site covered by non-designated archaeology Historic record of flooding at Stanley (1876, Stanley Mills and 1993, Murray Crescent., Shieldhill Place and Manse Crescent.) Noted that a reservoir and small watercourse is present at the site – building adjacent to a reservoir will increase the flooding risk to the site due to risk of failure River Tay (River Isla to River Earn confluence) classified as being of moderate status – morphology and point source (sewage) pressures noted Stanley WWTW at capacity
Scone				
Scone Park + Ride	New Mixed Use site		MU4	The majority of the site has planning permission for Class 1 Retail and the relocation of the existing Park + Ride facility – assessment not required
Abernethy				
Abernethy	Employment land		E4	A small extension to an existing employment site with existing planning permission for storage uses – assessment not required
Grange/Errol				
Grange/ Errol	Mixed use development – sustainable village		MU2	Currently has planning permission for a sustainable village – assessment not required
Kinross/Milnathort				
Milnathort	Housing site		H48	Currently has planning permission for residential units – assessment not required
Milnathort	Housing site		H49	Currently has planning permission for residential units – assessment not required
Milnathort	Housing site		H50	Currently has planning permission for residential units – assessment not required
Milnathort	Employment land site		E20	Has planning permission for agricultural related businesses, including retail, business and industrial, storage and distribution – assessment not required
Milnathort	Employment land site		E21	Part of the existing Auld Mart Business Park, future development proposals in this location are likely to be compatible uses. It is considered that any potential issues would be best dealt with at the planning application stage – assessment not required
Turfhills	2.3ha Employment land site		E36	Existing employment site – assessment not required
National Curling Academy Site	Opportunity site		Op10	Site currently has planning permission for a national curling academy – assessment not required
Kinross Services	Opportunity site		Op11	Site currently has planning permission for the demolition of existing motorway services and petrol station and erection of new services and petrol station – assessment not required
Milnathort	Opportunity site		Op17	Has extant planning permission for residential development and there is a current application for renewal of that consent.
Balado				
Balado	Employment land site		E35	Currently has planning permission for the conversion of existing building to office uses – assessment not required
Hattonburn				
Hattonburn	New housing site		H52	Currently has planning permission for 22 houses – assessment not required
Ochil Hills Hospital				
Ochil Hills Hospital	Opportunity site		Op18	Currently has planning permission – assessment not required
Rumbling Bridge				
Rumbling Bridge	Employment site		E24	Currently has planning permission for a nursery and chalets; future development proposals on the wedge of land without any planning history are likely to be compatible uses. It is considered that any potential issues would be best dealt with at the planning application stage – assessment not required
Alyth				

Alyth	Housing	D & E	H60	Currently has planning permission – assessment not required
Cromwell Park				
Cromwell Park	Employment land		E5	Part of an existing employment land site; considered that any future proposals are likely to be compatible uses. It is considered that any potential issues would be best dealt with at the planning application stage – assessment not required
Cromwell Park	Employment land		E6	Part of an existing employment land site; considered that any future proposals are likely to be compatible uses. It is considered that any potential issues would be best dealt with at the planning application stage – assessment not required
Dalcrue				
Dalcrue	Employment land		E9	Part of an existing employment land site; considered that any future proposals are likely to be compatible uses. It is considered that any potential issues would be best dealt with at the planning application stage – assessment not required
Meigle				
Meigle	Employment land		E34	Existing employment site – assessment not required
Powmill				
Powmill	Employment land		E23	Existing employment site – assessment not required
Auchterarder				
Auchterarder	4ha employment land (as an alternative to MIR site B)	A	Op20	Part of the Auchterarder Development Framework sites, therefore a separate paragraph in the SEA has already been undertaken - assessment not required
Burrelton/Woodside				
Burrelton/ Woodside	Employment Land		E8	Existing employment site – assessment not required
Invergowrie				
James Hutton Institute, Invergowrie	Class 4 Food/ Agricultural Research		E37	Existing research facility; considered that any future proposals at this location are likely to be compatible with existing uses. It is considered that any potential issues would be best dealt with at the planning application stage – assessment not required

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