

Appendix 3 - Sustainability Appraisal – Gypsy and Traveller Sites

Gypsy and Traveller Sites	A - Alford	B - Alford	C - Louth	D - Louth	E - Mablethorpe	F - Marshchapel	G - Skegness	H - Trusthorpe	I - Manby	J - Burghle Marsh	
Sustainability Objectives (abbreviated)											
1. Biodiversity & geodiversity	?	✓	✓	✓	✓	✓	✓	✓	✓	0	
2. Landscapes/ historic environment	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
3. Natural resources	0	0	0	0	0	0	0	0	0	0	
4. Flood Risk	✓	✓	✓	✓	X	X	X	X	✓	✓	
5. Economic growth	0	0	✓	X	X	0	X	0	0	0	
6. Previously developed land and loss of agricultural land and greenfield sites	X	✓	X	X	✓	X	X	✓	✓	X	
7. Access to key services and facilities	✓	✓	?	✓	X	✓	✓	X	✓	X	
8. Recycling and waste minimisation	0	0	0	0	0	0	0	0	0	0	
9. Inclusive, safe and vibrant communities	✓	✓	✓	X	✓	✓	✓	X	✓	X	
10. Local housing need	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
11. Sustainable design and construction	X	X	X	X	X	X	X	X	X	X	
12. Facilities and infrastructure for healthy lifestyles	✓	✓	✓	✓	✓	✓	✓	✓	✓	X	
13. Positively plan for, and minimise the effects of,	✓	✓	✓	X	X	✓	X	✓	X	✓	X

climate change	■	■	■	■	■	■	■	■	■	■	■	■	
Summary	<p>None of the sites have completely positive outcomes. With the exception of the uncertainty about one of the sites in Alford, none of the sites are likely to have significant affect on biodiversity. Similarly, there is no significant impact identified on landscape, town scape and historic environment. One of the sites at Alford and those at Mablethorpe, Trusthorpe and Manby are on brownfield land; although Mablethorpe is part of the industrial estate and further work would be needed to investigate the demand for employment land. The sites at Louth Industrial estate and Trusthorpe are the least accessible to services and facilities due to their peripheral location in respect of the majority of services in their respective locations. Site B at Alford and the site at Manby emerge with the least negatives due to their location close to services and facilities and use of brownfield land. The access to both sites will need consideration. Site A at Alford performs the next best, again due to proximity to services. Flood risk is an issue for four of the sites, but these are identified as transit sites and their occupation would be limited to that of other caravans in the area. If, as a result of this occupancy restriction, the flood risk is put aside, the sites on Mablethorpe Industrial Estate and at Marshchapel perform equally as well as the Alford site A; although (as highlighted) consideration of the need for the employment land in Mablethorpe would be needed. Similarly, Site C at Louth scores similarly well and has already been granted panning permission by a government inspector and has been considered suitable.</p>												

Site Reference Number: Site A land Behind the Coop, Millers Way, Alford

Any Assumptions:

- The site would be a permanent site for four pitches

Objectives	Likely Impact	Degree of Impact	Likelihood of Impact	Scale	Permanence	Duration
1. Protect and enhance the quality and distinctiveness of the areas biodiversity (native plants and animals) and geodiversity.	The site is to the rear of a supermarket car park. As the area has been an overgrown and unused for some time, and there is a water course to the south of the site, it is unknown what the biodiversity interest of the site may be. This would require further investigation.	?	Low	Local	Permanent	Long Term
2. Protect and enhance the quality and distinctiveness of the area's landscapes, townscapes and historic environment.	Although the site is close to the conservation area and a few listed buildings, the site is screened in the street view by the supermarket on Church Street and other adjacent development. The overgrown nature of the site also means that there trees on site that provide a buffer.	✓	Low	Local	Permanent	Long Term
3. Protect natural resources from avoidable losses and pollution and minimise the impacts of unavoidable losses and pollution.	No Impact	○	Low	None	None	None
4. Avoid the risk of flooding (where possible) and fully mitigate against the impacts of flooding where it cannot be avoided.	The site is adjacent to a narrow band of land in flood zone 2 and 3 but sits outside the area.	✓	Low	Local	Permanent	Long Term
5. Promote viable and diverse economic growth that supports communities within the district.	The sites is adjacent to a variety of land uses - housing, retail development and commercial operations (coal yard). The site itself does not promote economic growth	○	Low	None	None	None

	but the site is unused, and had been for many years, so neither does it hinder it.					
6. Prioritise appropriate re-use of previously developed land and minimise the loss of the best agricultural land and greenfield sites.	The site has been unused for many years and it is unclear what, if anything, it was used for previously. The site is therefore greenfield land.	X	Low	Local	Permanent	Long Term
7. Improve accessibility to key services, facilities amenities and green infrastructure including the promotion of sustainable modes of access.	The site is close to services and facilities, being in walking distance of shops, medical facilities, schools and recreation facilities. The site can be accessed through the supermarket car park which is also used as an access to other uses on the site.	✓	High	Local	Permanent	Long Term
8. Increase reuse and recycling rates and minimise the production of waste.	No impact	O	Low	None	None	None
9. Support inclusive, safe and vibrant communities.	The site is close to services and facilities, being in walking distance of shops, medical facilities, schools and recreation facilities.	✓	High	Local	Permanent	Long Term
10. Ensure that local housing needs are met.	There is an identified need for permanent gypsy and traveller accommodation in the District to meet the need of those already in unsuitable accommodation in the area.	✓	High	Local	Permanent	Long Term
11. Increase energy efficiency and ensure appropriate sustainable design, construction and operation of new developments.	The type of accommodation used by gypsy and traveller groups does not comply with energy efficiency standards and this has already been identified through the Core Strategy SA.	X	High	Local	Permanent	Long Term
12. Encourage and provide the facilities and infrastructure for "healthy lifestyles"	The location of the site close local services and facilities, including those for recreation and health care will help to encourage healthy lifestyles. The site itself is too small to require provision.	✓	High	Local	Permanent	Long Term

13. Positively plan for, and minimise the effects of, climate change.	The site is outside of flood risk and is located close to services and facilities so enabling access on foot.	✓	High	Local	Permanent	Long Term
<p>Summary: The site is close to the centre of Alford, enabling access to services and facilities, including shops, medical facilities, schools and recreation facilities, on foot by any future occupants. It is outside of the flood risk area. There is an identified need for permanent gypsy and traveller accommodation in the District to meet the need of those already in unsuitable accommodation in the area. The site is adjacent to a variety of land uses, it is screened from the conservation area and nearby listed buildings by other development and trees and so does not impact on landscape, townscape and the historic environment. There is uncertainty about potential presence of biodiversity on the site as it has been overgrown and unused for some time and is a greenfield site. This will need further exploration.</p>						

Site Reference Number: Site B land to rear of car park, South Market Place, Alford						
Any Assumptions:						
<ul style="list-style-type: none"> The site would be a permanent site for two pitches 						
Objectives	Likely Impact	Degree of Impact	Likelihood of Impact	Scale	Permanence	Duration
1. Protect and enhance the quality and distinctiveness of the areas biodiversity (native plants and animals) and geodiversity.	The site is to the rear of a car park in the centre of Alford and is used as overflow to the existing car park. The area is surfaced and has little biodiversity interest.	✓	Low	Local	Permanent	Long Term
2. Protect and enhance the quality and distinctiveness of the area's landscapes, townscapes and historic environment.	The site abuts the conservation area however, there is some screening through trees on site that provide a buffer and will help reduce the potential impact.	✓	Medium	Local	Permanent	Long Term
3. Protect natural resources from avoidable losses and pollution and minimise the impacts of unavoidable losses and pollution.	No Impact	○	Low	None	None	None

4. Avoid the risk of flooding (where possible) and fully mitigate against the impacts of flooding where it cannot be avoided.	The site is adjacent to a narrow band of land in flood zone 2 and 3 but sits outside the area.	✓	Low	Local	Permanent	Long Term
5. Promote viable and diverse economic growth that supports communities within the district.	The site itself does not promote economic growth, nor does it hinder it.	○	Low	None	None	None
6. Prioritise appropriate re-use of previously developed land and minimise the loss of the best agricultural land and greenfield sites.	The site is a car park and so is a brownfield site.	✓	Low	Local	Permanent	Long Term
7. Improve accessibility to key services, facilities amenities and green infrastructure including the promotion of sustainable modes of access.	The site is close to services and facilities, being in walking distance of shops, medical facilities, schools and recreation facilities. The access to the site itself currently serves residential development and additional work may be needed to see if the access could accommodate the additional vehicular movements including commercial vehicles associated with the site.	✓/?	High	Local	Permanent	Long Term
8. Increase reuse and recycling rates and minimise the production of waste.	No impact	○	Low	None	None	None
9. Support inclusive, safe and vibrant communities.	The site is close to services and facilities, being in walking distance of shops, medical facilities, schools and recreation facilities. Further consideration may be needed on the access as the site is already shared with housing.	✓	High	Local	Permanent	Long Term
10. Ensure that local housing needs are met.	There is an identified need for permanent gypsy and traveller accommodation in the District to meet the need of those already in unsuitable accommodation in the area.	✓	High	Local	Permanent	Long Term

11. Increase energy efficiency and ensure appropriate sustainable design, construction and operation of new developments.	The type of accommodation used by gypsy and traveller groups does not comply with energy efficiency standards and this has already been identified through the Core Strategy SA.	X	High	Local	Permanent	Long Term
12. Encourage and provide the facilities and infrastructure for "healthy lifestyles"	The location of the site close local services and facilities, including those for recreation and health care will help to encourage healthy lifestyles. The site itself is too small to require provision.	✓	High	Local	Permanent	Long Term
13. Positively plan for, and minimise the effects of, climate change.	The site is outside of flood risk and is located close to services and facilities so enabling access on foot.	✓	High	Local	Permanent	Long Term
<p>Summary: The site is close to the centre of Alford, enabling access to services and facilities, including shops, medical facilities, schools and recreation facilities, on foot by any future occupants. The access to the site itself currently serves residential development and additional work may be needed to see if the access could accommodate the additional vehicular movements including commercial vehicles associated with the site. It is outside of the flood risk area. There is an identified need for permanent gypsy and traveller accommodation in the District to meet the need of those already in unsuitable accommodation in the area. The site is adjacent to the conservation area and however trees on site provide a buffer so the site does not impact on landscape, townscape and the historic environment. There is no impact on biodiversity on the site as the site has been used as a car park for some time and is a brownfield site.</p>						

Site Reference Number: Site C Brackenborough Road Louth						
Any Assumptions:						
<ul style="list-style-type: none"> The site would be a permanent site for eleven pitches. 						
Objectives	Likely Impact	Degree of Impact	Likelihood of Impact	Scale	Permanence	Duration
1. Protect and enhance the quality and distinctiveness of the areas biodiversity (native plants and animals) and geodiversity.	The land lies to the east of Fairfield Industrial Estate. The site has some vegetation but has already obtained planning approval for a gypsy and traveller site so this matter has already been assessed by a planning inspector.	✓	Low	Local	Permanent	Long Term

2. Protect and enhance the quality and distinctiveness of the area's landscapes, townscapes and historic environment.	The site is quite well screened and its landscape impact has already been assessed by a planning inspector when permission was granted on the site.	✓	Medium	Local	Permanent	Long Term
3. Protect natural resources from avoidable losses and pollution and minimise the impacts of unavoidable losses and pollution.	The site is on grade 3 agricultural land, there are no other impacts on natural resources.	○	Low	Local	None	None
4. Avoid the risk of flooding (where possible) and fully mitigate against the impacts of flooding where it cannot be avoided.	The site is not in a flood risk area	✓	Low	Local	None	None
5. Promote viable and diverse economic growth that supports communities within the district.	The site does not promote economic development but nor does it remove land from economic development use.	✓	Low	Local	Permanent	Long Term
6. Prioritise appropriate re-use of previously developed land and minimise the loss of the best agricultural land and greenfield sites.	The District does not have very much brownfield land on which to develop because it is predominately rural in nature; this site is Grade 3 agricultural land.	✗	High	Local	Permanent	Long Term
7. Improve accessibility to key services, facilities amenities and green infrastructure including the promotion of sustainable modes of access.	The site is located on the northern edge of Louth. The site is within walking distance of local shops and services and is 2km from the town centre. Access can be created onto Brackenborough Road, safe access can be provided.	✓	Medium	Local	Permanent	Long Term
8. Increase reuse and recycling rates and minimise the production of waste.	No impact	○	Low	Local	None	None
9. Support inclusive, safe and vibrant communities.	Safe access can be provided to the site... The location of the site, on the edge of a	✓	Medium	Local	Permanent	Long Term

	town, enables access to services and facilities including shops, medical, recreation and education facilities.					
10. Ensure that local housing needs are met.	There is an identified need for permanent gypsy and traveller accommodation in the District to meet the need of those already in unsuitable accommodation in the area.	✓	High	Local	Permanent	Long Term
11. Increase energy efficiency and ensure appropriate sustainable design, construction and operation of new developments.	The type of accommodation used by gypsy and traveller groups does not comply with energy efficiency standards and this has already been identified through the Core Strategy SA.	X	High	Local	Permanent	Long Term
12. Encourage and provide the facilities and infrastructure for "healthy lifestyles"	The site is within walking distance of local shops and services and is 2km from the town centre. Access can be created onto Brackenborough Road, safe access can be provided to health facilities and those for recreation to aid healthy lifestyles	✓	Low	Local	Permanent	Long Term
13. Positively plan for, and minimise the effects of, climate change.	The site is located away from flood risk. The location of the site, on the edge of a town, enables access to services and facilities including shops, medical, recreation and education facilities.	✓	Low	Local	Permanent	Long Term
<p>Summary: The site has already obtained planning permission for a gypsy and traveller site. Biodiversity and landscape impact were already considered by the Inspector at that time. The site is outside of flood risk. There is an identified need for permanent gypsy and traveller accommodation in the District to meet the need of those already in unsuitable accommodation in the area. It is within walking distance of local shops and services and is 2km from the town centre. Access can be created onto Brackenborough Road, safe access can be provided. The location of the site, on the edge of a town, enables access to services and facilities including shops, medical, recreation and education facilities.</p>						

<p>Site Reference Number: Site D Fairfield Industrial Estate Louth</p> <p>Any Assumptions:</p> <ul style="list-style-type: none"> The site would be a permanent site for ten pitches.

Objectives	Likely Impact	Degree of Impact	Likelihood of Impact	Scale	Permanence	Duration
1. Protect and enhance the quality and distinctiveness of the areas biodiversity (native plants and animals) and geodiversity.	The land lies to the north of Fairfield Industrial Estate. The site is agricultural land and is not likely to be of significant value for biodiversity. The site abuts the former railway line, which is likely to be a strong wildlife corridor, but it does not impinge directly on it..	✓	Low	Local	Permanent	Long Term
2. Protect and enhance the quality and distinctiveness of the area's landscapes, townscapes and historic environment.	The land to the north of Nottingham Road has mature hedges to the eastern, western and southern boundaries. To the west of the site is the former railway line which provides a strong hedge line. Development here will be screened in the main views. To the west lies the Lincolnshire Wolds Area of Outstanding Natural Beauty (AONB). The site is 880m from its boundary, a public right of way runs along a lower ridge line of the AONB with views to the east. However, intervening landscaping to would reduce visibility across the site and the trees along the footpath are protected by a Tree Preservation Order (TPO). There is no impact on the historic environment.	✓	Low	Local	Permanent	Long Term
3. Protect natural resources from avoidable losses and pollution and minimise the impacts of unavoidable losses and pollution.	The site is on grade 3 agricultural land, there are no other impacts on natural resources.	○	Low	Local	None	None
4. Avoid the risk of flooding (where possible) and fully mitigate against the impacts of flooding where it cannot be avoided.	The site is not in a flood risk area	✓	Low	Local	None	None

5. Promote viable and diverse economic growth that supports communities within the district.	The site is within the area that is identified in the settlement proposals as a future direction of growth for employment land. This will mean that additional land may need to be found to satisfy the employment land need for the town.	X	Medium	Local	Permanent	Long Term
6. Prioritise appropriate re-use of previously developed land and minimise the loss of the best agricultural land and greenfield sites.	The District does not have very much brownfield land on which to develop because it is predominately rural in nature; this site is Grade 3 agricultural land.	X	High	Local	Permanent	Long Term
7. Improve accessibility to key services, facilities amenities and green infrastructure including the promotion of sustainable modes of access.	The site is located on the northern edge of Louth. Although a bus routes passed close to the industrial estate, there are no bus stops available. The site is approximately 2.3km from the town centre, although it is closer to some local services. Footways are available along the whole of the route; however, pedestrian access to any of these requires walking through the industrial estate for quite some distance.	X	Medium	Local	Permanent	Long Term
8. Increase reuse and recycling rates and minimise the production of waste.	No impact	O	Low	Local	None	None
9. Support inclusive, safe and vibrant communities.	Safe vehicular access can be provided to the site. Although a bus routes passed close to the industrial estate, there are no bus stops available. The site is approximately 2.3km from the town centre, although it is closer to some local services. Footways are available along the whole of the route, however, pedestrian access to any of these requires walking through the industrial estate for quite some distance.	X	Medium	Local	Permanent	Long Term
10. Ensure that local housing needs are met.	There is an identified need for permanent gypsy and traveller accommodation in the	✓	High	Local	Permanent	Long Term

	District to meet the need of those already in unsuitable accommodation in the area.					
11. Increase energy efficiency and ensure appropriate sustainable design, construction and operation of new developments.	The type of accommodation used by gypsy and traveller groups does not comply with energy efficiency standards and this has already been identified through the Core Strategy SA.	X	High	Local	Permanent	Long Term
12. Encourage and provide the facilities and infrastructure for "healthy lifestyles"	The site is approximately 2.3km from the town centre, however, it is closer to some recreation facilities which can support health lifestyles. Footways are available along the whole of the route,	✓	Low	Local	Permanent	Long Term
13. Positively plan for, and minimise the effects of, climate change.	The site is located away from flood risk. Although a bus routes passed close to the industrial estate, there are no bus stops available. The site is approximately 2.3km from the town centre, although it is closer to some local services. Footways are available along the whole of the route; however, pedestrian access to any of these requires walking through the industrial estate for quite some distance.	X	Medium	Local	Permanent	Long Term
<p>Summary: The land lies to the north of Fairfield Industrial Estate. The site is agricultural land and is not likely to be of significant value for biodiversity. The site abuts the former railway line, which is likely to be a strong wildlife corridor, but it does not impinge directly on it. The land to the north of Nottingham Road has mature hedges to the eastern, western and southern boundaries. To the west of the site is the former railway line which provides a strong hedge line. Development here will be screened in the main views. To the west lies the Lincolnshire Wolds Area of Outstanding Natural Beauty (AONB). The site is 880m from its boundary, a public right of way runs along a lower ridge line of the AONB with views to the east. However, intervening landscaping to would reduce visibility across the site and the trees along the footpath are protected by a Tree Preservation Order (TPO). There is no impact on the historic environment. There is an identified need for permanent gypsy and traveller accommodation in the District to meet the need of those already in unsuitable accommodation in the area. The site is within the area that is identified in the settlement proposals as a future direction of growth for employment land. This will mean that additional land may need to be found to satisfy the employment land need for the town. The site is not in a flood risk area. The District does not have very much brownfield land on which to develop because it is predominately rural in nature; this site is Grade 3 agricultural land. Although a bus routes passed close to the industrial estate, there are no bus stops available. The site is approximately 2.3km from the town centre, although it is closer to some local</p>						

services. Footways are available along the whole of the route, however, pedestrian access to any of these requires walking through the industrial estate for quite some distance.

Site Reference Number: Site E Enterprise Road Mablethorpe

Any Assumptions:

- The site would be a transit site and will only be available for use between 15th March and 31st October or following Sunday because of flood risk

Objectives	Likely Impact	Degree of Impact	Likelihood of Impact	Scale	Permanence	Duration
1. Protect and enhance the quality and distinctiveness of the areas biodiversity (native plants and animals) and geodiversity.	The site is part of Mablethorpe Industrial estate and it is unlikely that there will be a biodiversity of any significance on the site.	✓	Low	Local	Permanent	Long Term
2. Protect and enhance the quality and distinctiveness of the area's landscapes, townscapes and historic environment.	The site's location within an existing industrial estate means that there is unlikely to be any impact on landscape, townscape or the historic environment.	✓	Low	Local	Permanent	Long Term
3. Protect natural resources from avoidable losses and pollution and minimise the impacts of unavoidable losses and pollution.	No Impact	○	Low	None	None	None
4. Avoid the risk of flooding (where possible) and fully mitigate against the impacts of flooding where it cannot be avoided.	The site is within the highest flood zone (danger to all) on the Environment Agency's Flood Hazard Maps.	✗	High	Local	Permanent	Medium Term

5. Promote viable and diverse economic growth that supports communities within the district.	The site takes up the current employment allocation in the plan, leaving no additional employment sites within Mablethorpe. This would require a reassessment of employment land need and possible identification of land elsewhere.	X	High	Local	Permanent	Long Term
6. Prioritise appropriate re-use of previously developed land and minimise the loss of the best agricultural land and greenfield sites.	The site is part of the industrial estate and is brownfield land.	✓	Low	Local	Permanent	Long Term
7. Improve accessibility to key services, facilities amenities and green infrastructure including the promotion of sustainable modes of access.	The site is close to services and facilities, being in walking distance of shops, medical facilities, schools and recreation facilities. The route has the benefit of footways along its length.	✓	High	Local	Permanent	Long Term
8. Increase reuse and recycling rates and minimise the production of waste.	No impact	O	Low	None	None	None
9. Support inclusive, safe and vibrant communities.	The site is close to services and facilities, being in walking distance of shops, medical facilities, schools and recreation facilities.	✓	High	Local	Permanent	Long Term
10. Ensure that local housing needs are met.	There is an identified need for transit gypsy and traveller accommodation in the District to meet the need of those travelling through the area.	✓	High	Local	Permanent	Long Term
11. Increase energy efficiency and ensure appropriate sustainable design, construction and operation of new developments.	The type of accommodation used by gypsy and traveller groups does not comply with energy efficiency standards and this has already been identified through the Core Strategy SA.	X	High	Local	Permanent	Long Term
12. Encourage and provide the facilities and	The location of the site close local services and facilities, including those for recreation and health care will help to encourage	✓	High	Local	Permanent	Long Term

infrastructure for "healthy lifestyles"	healthy lifestyles. The site itself is too small to require provision.					
13. Positively plan for, and minimise the effects of, climate change.	The site is within the highest flood zone (danger to all) on the Environment Agency's Flood Hazard Maps. However, it is located close to services and facilities so enabling access on foot.	X/✓	High	Local	Permanent	Long Term
<p>Summary: The site is part of Mablethorpe Industrial estate and it is unlikely that there will be a biodiversity of any significance on the site. The site's location within an existing industrial estate means that there is unlikely to be any impact on landscape, townscape or the historic environment. The land is brownfield, however, it is within the highest flood zone (danger to all) on the Environment Agency's Flood Hazard Maps. It also takes up the current employment allocation in the plan, leaving no additional employment sites within Mablethorpe. This would require a reassessment of employment land need and possible identification of land elsewhere. There is an identified need for transit gypsy and traveller accommodation in the District to meet the need of those travelling through the area. The site is close to services and facilities, being in walking distance of shops, medical facilities, schools and recreation facilities. The route has the benefit of footways along its length.</p>						

Site Reference Number: Site F Hallgarth Marshchapel						
Any Assumptions:						
<ul style="list-style-type: none"> The site would be a transit site for five pitches. The site will only be available for use between 15th March and 31st October or following Sunday because of flood risk 						
Objectives	Likely Impact	Degree of Impact	Likelihood of Impact	Scale	Permanence	Duration
1. Protect and enhance the quality and distinctiveness of the areas biodiversity (native plants and animals) and geodiversity.	The site is a comprised of two joined grass fields on the edge of Marschapel. There are strong hedge lines around the site but, provided these remain, there should not be a significant impact on biodiversity.	✓	Low	Local	Permanent	Long Term
2. Protect and enhance the quality and distinctiveness of the area's landscapes, townscapes and historic environment.	The strong hedge lines round the site mean that is not likely to have a significant landscape impact. There is no impact on the historic environment.	✓	Low	Local	Permanent	Long Term
3. Protect natural resources from avoidable losses and pollution and minimise the	No Impact	0	Low	None	None	None

impacts of unavoidable losses and pollution.						
4. Avoid the risk of flooding (where possible) and fully mitigate against the impacts of flooding where it cannot be avoided.	The site is within the second highest flood zone (danger to most) on the Environment Agency's Flood Hazard Maps.	X	High	Local	Permanent	Medium Term
5. Promote viable and diverse economic growth that supports communities within the district.	The site itself does not promote economic growth, nor does it hinder it.	O	None	None	None	None
6. Prioritise appropriate re-use of previously developed land and minimise the loss of the best agricultural land and greenfield sites.	The site greenfield land.	X	High	Local	Permanent	Long Term
7. Improve accessibility to key services, facilities amenities and green infrastructure including the promotion of sustainable modes of access.	Marshchapel has a primary school and preschool, a grocery store, butchers, post office, public house, village hall, fish and chip shop, two places of worship and recreation facilities. All are in walking distance of the site with footways linking them.	✓	High	Local	Permanent	Long Term
8. Increase reuse and recycling rates and minimise the production of waste.	No impact	O	Low	None	None	None
9. Support inclusive, safe and vibrant communities.	The site is close to services and facilities, being in walking distance of shops, a school and recreation and other facilities.	✓	High	Local	Permanent	Long Term
10. Ensure that local housing needs are met.	There is an identified need for transit gypsy and traveller accommodation in the District to meet the need of those travelling through the area.	✓	High	Local	Permanent	Long Term

11. Increase energy efficiency and ensure appropriate sustainable design, construction and operation of new developments.	The type of accommodation used by gypsy and traveller groups does not comply with energy efficiency standards and this has already been identified through the Core Strategy SA.	X	High	Local	Permanent	Long Term
12. Encourage and provide the facilities and infrastructure for "healthy lifestyles"	The location of the site close local services and facilities, including those for recreation will help to encourage healthy lifestyles. The site itself is too small to require provision.	✓	High	Local	Permanent	Long Term
13. Positively plan for, and minimise the effects of, climate change.	The site is within the second highest flood zone (danger to most) on the Environment Agency's Flood Hazard Maps. However, it is located close to services and facilities so enabling access on foot.	X/✓	High	Local	Permanent	Long Term

Summary: The site is a comprised of two joined grass fields on the edge of Marschapel. There are strong hedge lines around the site but, provided these remain, there should not be a significant impact on biodiversity. The strong hedge lines round the site mean that is not likely to have a significant landscape impact. There is no impact on the historic environment. The site is within the second highest flood zone (danger to most) on the Environment Agency's Flood Hazard Maps. It does not in itself promote economic growth, but nor does it hinder it. Marshchapel has a primary school and preschool, a grocery store, butchers, post office, public house, village hall, fish and chip shop, two places of worship and recreation facilities. All are in walking distance of the site with footways linking them. There is an identified need for transit gypsy and traveller accommodation in the District to meet the need of those travelling through the area.

Site Reference Number: Site G Holly Road/ Hassel Road Skegness

Any Assumptions:

- The site would be a transit site for twenty pitches.
- The site will only be available for use between 15th March and 31st October or following Sunday because of flood risk

Objectives	Likely Impact	Degree of Impact	Likelihood of Impact	Scale	Permanence	Duration
1. Protect and enhance the quality and distinctiveness of the areas biodiversity (native)	The site is a grass fields on the edge of Skegness Industrial Estate. There is little in the way of landscaping and there should not be a significant impact on biodiversity.	✓	Low	Local	Permanent	Long Term

plants and animals) and geodiversity.						
2. Protect and enhance the quality and distinctiveness of the area's landscapes, townscapes and historic environment.	Although the site has open boundaries, it is some distance from public highways and is not likely to have a significant landscape impact. There is no impact on the historic environment.	✓	Low	Local	Permanent	Long Term
3. Protect natural resources from avoidable losses and pollution and minimise the impacts of unavoidable losses and pollution.	No Impact	○	Low	None	None	None
4. Avoid the risk of flooding (where possible) and fully mitigate against the impacts of flooding where it cannot be avoided.	The site is within the second highest flood zone (danger to most) on the Environment Agency's Flood Hazard Maps.	✗	High	Local	Permanent	Medium Term
5. Promote viable and diverse economic growth that supports communities within the district.	The site takes up the current employment allocation in the plan. This would require a reassessment of employment land need and possible identification of land elsewhere.	✗	High	Local	Permanent	Long Term
6. Prioritise appropriate re-use of previously developed land and minimise the loss of the best agricultural land and greenfield sites.	The site greenfield land.	✗	High	Local	Permanent	Long Term
7. Improve accessibility to key services, facilities amenities and green infrastructure including the promotion of sustainable modes of access.	The site is on the edge of Skegness, so is relatively close to services and facilities. It is approximately 1.5km walk into Skegness Town Centre and there is a bus route along Wainfleet Road which is 600m away. Footways are available along the whole of the route; however, pedestrian access to any of these requires walking through the industrial estate for quite some distance.	✓	High	Local	Permanent	Long Term

8. Increase reuse and recycling rates and minimise the production of waste.	No impact	0	Low	None	None	None
9. Support inclusive, safe and vibrant communities.	The site is on the edge of Skegness, so is relatively close to services and facilities. It is approximately 1.5km walk into Skegness Town Centre and there is a bus route along Wainfleet Road which is 600m away. Footways are available along the whole of the route; however, pedestrian access to any of these requires walking through the industrial estate for quite some distance.	✓	High	Local	Permanent	Long Term
10. Ensure that local housing needs are met.	There is an identified need for transit gypsy and traveller accommodation in the District to meet the need of those travelling through the area.	✓	High	Local	Permanent	Long Term
11. Increase energy efficiency and ensure appropriate sustainable design, construction and operation of new developments.	The type of accommodation used by gypsy and traveller groups does not comply with energy efficiency standards and this has already been identified through the Core Strategy SA.	X	High	Local	Permanent	Long Term
12. Encourage and provide the facilities and infrastructure for "healthy lifestyles"	The location of the site close local services and facilities, including health care and those for recreation will help to encourage healthy lifestyles. The site itself is too small to require provision.	✓	High	Local	Permanent	Long Term
13. Positively plan for, and minimise the effects of, climate change.	The site is within the second highest flood zone (danger to most) on the Environment Agency's Flood Hazard Maps. However, it is located close to services and facilities so enabling access on foot.	X/✓	High	Local	Permanent	Long Term

Summary: The site is a grass fields on the edge of Skegness Industrial Estate. There is little in the way of landscaping and there should not be a significant impact on biodiversity. Although the site has open boundaries, it is some distance from public highways and is not likely to have a significant landscape impact. There is no impact on the historic environment. The site is within the second highest flood zone (danger to most) on the Environment Agency's Flood Hazard Maps. The site takes up the current employment allocation in the plan. This would require a reassessment of employment land need and possible identification of land elsewhere. The site is greenfield land. The site is on the edge of Skegness, so is relatively close to services and facilities. It is approximately 1.5km walk into Skegness Town Centre and there is a bus route along Wainfleet Road which is 600m away. Footways are available along the whole of the route; however, pedestrian access to any of these requires walking through the industrial estate for quite some distance. There is an identified need for transit gypsy and traveller accommodation in the District to meet the need of those travelling through the area.

Site Reference Number: Site H Land off Main Street Trusthorpe

Any Assumptions:

- The site would be a transit site for seven pitches.
- The site will only be available for use between 15th March and 31st October or following Sunday because of flood risk

Objectives	Likely Impact	Degree of Impact	Likelihood of Impact	Scale	Permanence	Duration
1. Protect and enhance the quality and distinctiveness of the areas biodiversity (native plants and animals) and geodiversity.	The site is a former household waste compound. Although there are small trees surrounding the site, there will not be a significant effect on biodiversity.	✓	High	Local	Permanent	Long Term
2. Protect and enhance the quality and distinctiveness of the area's landscapes, townscapes and historic environment.	The site is surrounded by a low earth bunding topped with small trees. The site will be partially visible but, as the site is not to be occupied in the winter months, the trees will provide some screening. There is no impact on the historic environment.	✓	Low	Local	Permanent	Long Term
3. Protect natural resources from avoidable losses and pollution and minimise the impacts of unavoidable losses and pollution.	No Impact	○	Low	None	None	None
4. Avoid the risk of flooding (where possible) and fully	The site opposite a drainage ditch and is within the second highest flood zone	✗	High	Local	Permanent	Medium Term

mitigate against the impacts of flooding where it cannot be avoided.	(danger to most) on the Environment Agency's Flood Hazard Maps, with a small amount of higher flood risk (danger to all) on the front of the site.					
5. Promote viable and diverse economic growth that supports communities within the district.	The site itself does not promote economic growth, nor does it hinder it. The site was formerly a domestic waste transfer site but has been vacant for some time.	O	None	None	None	None
6. Prioritise appropriate re-use of previously developed land and minimise the loss of the best agricultural land and greenfield sites.	The site brownfield land.	✓	Low	Local	Permanent	Long Term
7. Improve accessibility to key services, facilities amenities and green infrastructure including the promotion of sustainable modes of access.	The site lies on the edge of Trusthorpe. The nearest shop is associated with one of the caravan sites and this is just over 800m away. The church and village hall are 1km away. All other services and facilities are in Sutton on Sea, 2.2km away or Mablethorpe which is a little further away. There is a bus service that runs along the main road to the east, however, this is over 600m away and the road has no footway (not can ne be provided) and the road is unlit.	X	High	Local	Permanent	Long Term
8. Increase reuse and recycling rates and minimise the production of waste.	No impact	O	Low	None	None	None
9. Support inclusive, safe and vibrant communities.	The site lies on the edge of Trusthorpe. The nearest shop is associated with one of the caravan sites and this is just over 800m away. The church and village hall are 1km away. All other services and facilities are in Sutton on Sea, 2.2km away or Mablethorpe which is a little further away. There is a bus service that runs along the main road to the east, however, this is over 600m away and	X	High	Local	Permanent	Long Term

	the road has no footway (not can ne be provided) and the road is unlit. The same road would be used to access all other facilities.					
10. Ensure that local housing needs are met.	There is an identified need for transit gypsy and traveller accommodation in the District to meet the need of those travelling through the area.	✓	High	Local	Permanent	Long Term
11. Increase energy efficiency and ensure appropriate sustainable design, construction and operation of new developments.	The type of accommodation used by gypsy and traveller groups does not comply with energy efficiency standards and this has already been identified through the Core Strategy SA.	✗	High	Local	Permanent	Long Term
12. Encourage and provide the facilities and infrastructure for "healthy lifestyles"	The site lies on the edge of Trusthorpe. The nearest shop is associated with one of the caravan sites and this is just over 800m away. The church and village hall are 1km away. All other services and facilities are in Sutton on Sea, 2.2km away or Mablethorpe which is a little further away. These include heath care and recreation facilities. The beach, which provides additional recreation opportunities, is approximately 1km away across the main road. There is a bus service that runs along the main road to the east. However, this is over 600m away and the road has no footway (and one not can be provided) and the road is unlit. The same road would be used to access all other facilities.	✓	High	Local	Permanent	Long Term
13. Positively plan for, and minimise the effects of, climate change.	The site is predominantly within the second highest flood zone (danger to most) on the Environment Agency's Flood Hazard Maps. It is also not within safe walking distance of the majority of services and facilities	✗	High	Local	Permanent	Long Term

Summary: The site is a former household waste compound. Although there are small trees surrounding the site, there will not be a significant effect on biodiversity. It is surrounded by a low earth bunding topped with small trees. The site will be partially visible but, as the site is not to be occupied in the winter months, the trees will provide some screening. There is no impact on the historic environment. The site opposite a drainage ditch and is within the second highest flood zone (danger to most) on the Environment Agency's Flood Hazard Maps, with a small amount of higher flood risk (danger to all) on the front of the site. The site itself does not promote economic growth, nor does it hinder it. The site was formerly a domestic waste transfer site, so is brownfield land, but has been vacant for some time. The site lies on the edge of Trusthorpe. The nearest shop is associated with one of the caravan sites and this is just over 800m away. The church and village hall are 1km away. All other services and facilities are in Sutton on Sea, 2.2km away or Mablethorpe which is a little further away. These include heath care and recreation facilities. The beach, which provides additional recreation opportunities, is approximately 1km away across the main road. There is a bus service that runs along the main road to the east. However, this is over 600m away and the road has no footway (and one not can be be provided) and the road is unlit. The same road would be used to access all other facilities.

Site Reference Number: Site I Manby Airfield						
Any Assumptions:						
<ul style="list-style-type: none"> The site would be a permanent site for ?? pitches. 						
Objectives	Likely Impact	Degree of Impact	Likelihood of Impact	Scale	Permanence	Duration
1. Protect and enhance the quality and distinctiveness of the areas biodiversity (native plants and animals) and geodiversity.	The site is part of the former RAF Manby airfield. Although there is potential for wildlife on the wider site, the element put forward under this proposal is not likely to have a significant impact on biodiversity.	✓	Low	Local	Permanent	Long Term
2. Protect and enhance the quality and distinctiveness of the area's landscapes, townscapes and historic environment.	Views across to the site are quite open from the B1200, however the site will be read against a back drop of the hangers and other former military structures, so there will be no impact on the wider landscape. A	✓	Low	Local	Permanent	Long Term

	number of hangers and other buildings on the former airfield complex are listed, but there is sufficient intervening development that there will be no impact on these buildings.					
3. Protect natural resources from avoidable losses and pollution and minimise the impacts of unavoidable losses and pollution.	No Impact	○	Low	None	None	None
4. Avoid the risk of flooding (where possible) and fully mitigate against the impacts of flooding where it cannot be avoided.	The site is not in flood risk.	✓	Low	Local	Permanent	Medium Term
5. Promote viable and diverse economic growth that supports communities within the district.	The site itself does not promote economic growth, nor does it hinder it.	○	None	None	None	None
6. Prioritise appropriate re-use of previously developed land and minimise the loss of the best agricultural land and greenfield sites.	The site brownfield land.	✓	High	Local	Permanent	Long Term
7. Improve accessibility to key services, facilities amenities and green infrastructure including the promotion of sustainable modes of access.	Manby and Grimoldby together have a range of services and facilities, including a doctor, primary school, shops, post office and recreation facilities. Further consideration may be needed of the access to establish how this will relate to existing business accesses in this part of the camp.	✓	High	Local	Permanent	Long Term
8. Increase reuse and recycling rates and minimise the production of waste.	No impact	○	Low	None	None	None
9. Support inclusive, safe and vibrant communities.	The site is close to services and facilities, being in walking distance of shops, a	✓	High	Local	Permanent	Long Term

	doctor, primary school and recreation and other facilities. However, access would be through Manby Park which has no footway, although this area is regularly used by pedestrians and vehicular traffic is accustomed to sharing the space.					
10. Ensure that local housing needs are met.	There is an identified need for permanent gypsy and traveller accommodation in the District to meet the need of those already in unsuitable accommodation in the area.	✓	High	Local	Permanent	Long Term
11. Increase energy efficiency and ensure appropriate sustainable design, construction and operation of new developments.	The type of accommodation used by gypsy and traveller groups does not comply with energy efficiency standards and this has already been identified through the Core Strategy SA.	✗	High	Local	Permanent	Long Term
12. Encourage and provide the facilities and infrastructure for "healthy lifestyles"	The location of the site close local services and facilities, including health care and those for recreation will help to encourage healthy lifestyles. The site itself is too small to require provision.	✓	High	Local	Permanent	Long Term
13. Positively plan for, and minimise the effects of, climate change.	The site is on the edge of large village that has a good range of services and facilities in relatively close proximity which can facilitate walking.	✓	High	Local	Permanent	Long Term
<p>Summary: The site is part of the former RAF Manby airfield. Although there is potential for wildlife on the wider site, the element put forward under this proposal is not likely to have a significant impact on biodiversity. Views across to the site are quite open from the B1200, however, the site will be read against a back drop of the hangars and other former military structures, so there will be no impact on the wider landscape. A number of hangars and other buildings on the former airfield complex are listed, but there is sufficient intervening development that there will be no impact on these buildings. The land is not in flood risk. The site itself does not promote economic growth, nor does it hinder it and is brownfield land. Manby and Grimoldby together have a range of services and facilities, including a doctor, primary school, shops, post office and recreation facilities. However, access would be through Manby Park which has no footway, although this area is regularly used by pedestrians and vehicular traffic is accustomed to sharing the space. There is an identified need for permanent gypsy and traveller accommodation in the District to meet the need of those already in unsuitable accommodation in the area.</p>						

Site Reference Number: Site J Burgh le Marsh						
Any Assumptions:						
<ul style="list-style-type: none"> The site would be a temporary site for 13 - 18 pitches. 						
Objectives	Likely Impact	Degree of Impact	Likelihood of Impact	Scale	Permanence	Duration
1. Protect and enhance the quality and distinctiveness of the areas biodiversity (native plants and animals) and geodiversity.	The site is a triangular field corner left over from the construction of the Burgh le Marsh bypass. The land itself is left to grass and is bordered by drains and mature hedges. There may be scope for biodiversity in these features but the use of the as temporary gypsy and traveller site would not add to this.	○	Low	Local	Permanent	Long Term
2. Protect and enhance the quality and distinctiveness of the area's landscapes, townscapes and historic environment.	The site is a triangular field corner left over from the construction of the Burgh le Marsh bypass. The site is well screened with mature hedges and although the caravans would be visible from the bypass, there are other uses along the route that are far more dominant and so the site would not be unduly intrusive. Although Burgh le marsh has a conservation area and a number of listed buildings, there is no impact on the historic environment as the landscaping established when the bypass was built screens site from the heritage assets.	✓	Low	Local	Permanent	Long Term
3. Protect natural resources from avoidable losses and pollution and minimise the impacts of unavoidable losses and pollution.	No Impact	○	Low	None	None	None
4. Avoid the risk of flooding (where possible) and fully mitigate against the impacts	The site is not in flood risk.	✓	Low	Local	Permanent	Medium Term

of flooding where it cannot be avoided.						
5. Promote viable and diverse economic growth that supports communities within the district.	The site itself does not promote economic growth, nor does it hinder it.	O	None	None	None	None
6. Prioritise appropriate re-use of previously developed land and minimise the loss of the best agricultural land and greenfield sites.	The site is grade 3 agricultural land.	X	High	Local	Permanent	Long Term
7. Improve accessibility to key services, facilities amenities and green infrastructure including the promotion of sustainable modes of access.	Burgh le Marsh has a range of services and facilities, including a doctor, primary school, shops, post office and recreation facilities. However, although this is a transit site so will not be occupied all year round, it is on the opposite side of the bypass from the village. There are public rights of way that lead from close to the site to close to the centre of the village, but this is a 1.7km journey on unlit and mostly unsurfaced route. It is likely that occupants of the site will use private vehicles to access services and facilities.	X	High	Local	Permanent	Long Term
8. Increase reuse and recycling rates and minimise the production of waste.	No impact	O	Low	None	None	None
9. Support inclusive, safe and vibrant communities.	Burgh le Marsh has a range of services and facilities, including a doctor, primary school, shops, post office and recreation facilities. However, although this is a transit site so will not be occupied all year round, it is on the opposite side of the bypass from the village. There are public rights of way that lead from close to the site to close to the centre of the village, but this is a 1.7km	X	High	Local	Permanent	Long Term

	journey on unlit and mostly unsurfaced route. It is likely that occupants of the site will use private vehicles to access services and facilities. There is already a vehicular access from the site onto the bypass.					
10. Ensure that local housing needs are met.	There is an identified need for permanent gypsy and traveller accommodation in the District to meet the need of those already in unsuitable accommodation in the area.	✓	High	Local	Permanent	Long Term
11. Increase energy efficiency and ensure appropriate sustainable design, construction and operation of new developments.	The type of accommodation used by gypsy and traveller groups does not comply with energy efficiency standards and this has already been identified through the Core Strategy SA.	X	High	Local	Permanent	Long Term
12. Encourage and provide the facilities and infrastructure for "healthy lifestyles"	Burgh le Marsh has a range of services and facilities, including a doctor and recreation facilities. However, although this is a transit site so will not be occupied all year round; it is on the opposite side of the bypass from the village. There are public rights of way that lead from close to the site to close to the centre of the village, but this is a 1.7km journey on unlit and mostly unsurfaced route. It is likely that occupants of the site will use private vehicles to access services and facilities. There is already a vehicular access from the site onto the bypass.	X	High	Local	Permanent	Long Term
13. Positively plan for, and minimise the effects of, climate change.	Burgh le Marsh has a range of services and facilities, including a doctor, primary school, shops, post office and recreation facilities. However, although this is a transit site so will not be occupied all year round; it is on the opposite side of the bypass from the village. There are public rights of way that lead from close to the site to close to the	X	High	Local	Permanent	Long Term

	<p>centre of the village, but this is a 1.7km journey on unlit and mostly unsurfaced route. It is likely that occupants of the site will use private vehicles to access services and facilities. The site is outside of a flood risk area, so provides for the transit need that has been identified on the coast, without putting occupants at risk.</p>					
<p>Summary: The site is a triangular field corner left over from the construction of the Burgh le Marsh bypass. The land itself is left to grass and is bordered by drains and mature hedges. There may be scope for biodiversity in these features but the use of the as temporary gypsy and traveller site would not add to this. The site is well screened with mature hedges and although the caravans would be visible from the bypass, there are other uses along the route that are far more dominant and so the site would not be unduly intrusive. Although Burgh le marsh has a conservation area and a number of listed buildings, there is no impact on the historic environment as the landscaping established when the bypass was built screens site from the heritage assets. The site is on grade 3 agricultural land. Burgh le Marsh has a range of services and facilities, including a doctor, primary school, shops, post office and recreation facilities. However, although this is a transit site so will not be occupied all year round; it is on the opposite side of the bypass from the village. There are public rights of way that lead from close to the site to close to the centre of the village, but this is a 1.7km journey on unlit and mostly unsurfaced route. It is likely that occupants of the site will use private vehicles to access services and facilities.</p>						