

Appendix 7: Tables assessing sites against SA objectives – sites proposed for allocation

Aire Valley Leeds AAP Publication Draft: Sustainability Appraisal of Proposed Housing Allocations																														
HMCA	Ref	SA01	SA02	SA03	SA04	SA05	SA06	SA07	SA08	SA09	SA10	SA11	SA12	SA13	SA14	SA15	SA16	SA17	SA18a	SA18b	SA18c	SA18d	SA19	SA20	SA21	SA22a	SA22b	SA22c	SA22d	SustApprComment
2	AV7	0	0	0	+	0	++	+	+	0	--	++	0	+	-	++	+	0	+	0	0	-	0	+	u	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA14: Flood Zone 2 (94%); Flood Zone 3 (6%).The flood risk sequential and exception tests have been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA21: Development unlikely to affect the setting of any listed building as site is separated from nearest listed buildings by other development sites and buildings.
2	AV9	-	-	+	+	0	++	+	+	0	--	+	0	++	-	++	++	0	+	-	0	-	0	+	u	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA1 & 2: Existing employment could potentially be retained within a comprehensive redevelopment scheme. Site is allocated as mixed use to reflect this and potential for other town centre uses as permitted under AAP Policy SB4. SA14: Flood Zone 3 (100%). The flood risk sequential and exception tests have been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA18b: AAP has a number of policies which promote the creation of new open space and greening of pedestrian routes including planting street trees e.g. Policies SB2 (New City Park) and SB3 (New and enhanced green routes and spaces in the South Bank). This should help to improve air quality in the South Bank and mitigate the impact of new development proposed. Site requirements include provision of open space within the development. SA21: Mitigation measures set out in site requirements.
2	AV12	-	-	+	+	0	++	+	+	0	--	+	0	++	-	++	++	0	+	-	0	0	0	+	u	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA1 & 2: Site allocated for mixed use which includes potential for employment-generating development. SA14: Flood Zone 3 (100%). The flood risk sequential and exception tests have been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA18b: AAP has a number of policies which promote the creation of new open space and greening of pedestrian routes including planting street trees e.g. Policies SB2 (New City Park) and SB3 (New and enhanced green routes and spaces in the South Bank). This should help to improve air quality in the South Bank and mitigate the impact of new development proposed. Site requirements include provision of open space within the development. SA21: Development unlikely to affect the setting of any listed building.
2	AV13	-	-	+	+	0	++	+	+	0	--	+	0	++	-	++	++	0	+	0	0	0	0	+	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA1 & 2: Site allocated for mixed use which includes potential for employment-generating development. SA14: Flood Zone 3 (100%). The flood risk sequential and exception tests have been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document).
2	AV14	0	0	+	+	0	++	+	+	0	--	++	--	+	-	++	+	0	+	0	0	0	0	+	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA12: Mitigation measures set out in site requirements. SA14: Flood Zone 3 (100%). The flood risk sequential and exception tests have been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document).
2	AV15	0	0	+	+	0	++	+	+	0	--	++	0	+	-	++	+	0	+	0	0	0	0	+	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA14: Flood Zone 3 (100%). The flood risk sequential and exception tests have been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document).
2	AV16	0	0	+	+	0	++	+	+	0	--	++	0	+	-	++	+	0	+	0	0	0	0	+	u	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. SA14: Flood Zone 3 (100%). The flood risk sequential and exception tests have been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document).

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2	AV17	-	-	+	0	0	++	+	+	0	--	+	0	++	-	++	++	0	+	-	0	0	0	0	u	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA1 & SA2: Existing employment could potentially be retained within a comprehensive scheme. Site is allocated as mixed use to reflect this and potential for other town centre uses as permitted under AAP Policy SB4 SA14: Flood Zone 3 (100%). The flood risk sequential and exception tests have been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA15: Sayner Rd/Hunslet Rd/Leathley Rd junction may require improvement as well as pedestrian accessibility. SA18b: AAP has a number of policies which promote the creation of new open space and greening of pedestrian routes including planting street trees e.g. Policies SB2 (New City Park) and SB3 (New and enhanced green routes and spaces in the South Bank). This should help to improve air quality in the South Bank and mitigate the impact of new development proposed. SA21: Mitigation measures set out in site requirements. Retention of listed building and undesignated heritage assets within the site.
2	AV18	0	0	+	+	0	++	+	+	0	--	++	-	+	++	+	++	0	+	-	0	0	0	+	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA12: Mitigation measures set out in site requirements. SA18b: AAP includes a policy to maintain and improve green space and green infrastructure provision in the East Bank area (Policy EB2) to improve air quality in the area mitigate the impact of new development proposed. Site requirements include provision of open space within the development.
2	AV20	-	-	+	+	0	++	+	+	0	--	+	0	+	++	++	+	0	0	0	0	0	0	+	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: Impact /mitigation tbc. SA1 & 2: Site has been put forward by NHS on the basis that it will become surplus to requirements during plan period.
2	AV22	0	0	+	+	0	++	+	+	0	--	++	-	+	++	++	+	0	0	0	0	-	0	+	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA12: Mitigation measures set out in site requirements.
2	AV94	-	-	0	0	0	++	+	+	0	--	+	0	++	-	++	++	0	+	-	0	-	0	+	u	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA1 & 2: Site allocated for mixed use which includes potential for employment-generating development. SA14: Flood Zone 2 (27%); Flood Zone 3 (73%). The flood risk sequential and exception tests have been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA18b: AAP has a number of policies which promote the creation of new open space and greening of pedestrian routes including planting street trees e.g. Policies SB2 (New City Park) and SB3 (New and enhanced green routes and spaces in the South Bank). This should help to improve air quality in the South Bank and mitigate the impact of new development proposed. Site requirements include provision of open space within the development. SA21:
3	AV38	0	0	+	+	0	0	+	0?	-	-	-	--	0	+	+	0	0	+	0	0	--	-	0	u	0	0	0	+	Positive or neutral effects against a number of SA objectives. Negative effects & mitigation/justification: SA9: Loss of existing allotment site but this has been disused for a number of years. Core Strategy Policy G4 requires provision of on-site green space within housing allocations and Policy G6 requires replacement provision of on-site green space lost in redevelopment. Opportunity to provide replacement allotment provision within overall scheme. SA11: Site required to meet housing requirements set out in the Core Strategy. SA12: Mitigation measures set out in site requirements. SA19: Mitigation measures set out in site requirements. Existing landscape can be incorporated within new development where appropriate. SA21: Adjacent to listed building. Mitigation measures set out in site requirements.

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3	AV40	-	-	+	0	0	0	+	-	0	-	+	--	-	-	+	-	-	+	0	0	--	-	+	u	0	0	0	+	Positive or neutral effects against a number of SA objectives, overall marginally positive. Negative effects & mitigation/justification: SA1 & 2: The proposed NRWLP minerals rail freight allocation to the south of the site is a potential site for the relocation of the existing aggregates processing plant on the site. SA8: Site requirements include new/improved pedestrian/cycle route to link to services/facilities south of the river, including Hunslet town centre and the South Bank area. SA12: Mitigation measures set out in site requirements. SA13: Mitigation through proposals for improvements to transport network (Policy AVL12) and site requirements including improved pedestrian and cycling access to the site. SA14: Flood Zone 2 (26%); Flood Zone 3 (2%). The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). Only a very small area of the site is situated in Flood Zone 3. This can be incorporated within the green space / green infrastructure requirements of the site without affecting the site capacity. Avoiding this area would alter the SA score to '0 - neutral'. SA16: Mitigation through proposals for improvements to transport network (Policy AVL12) and site requirements including improved pedestrian and cycling access to the site. SA17: Site requirements include provision of an appropriate buffer between proposed housing and minerals uses to protect the amenity of future residents. SA19: Mitigation measures set out in site requirements. Existing landscape can be incorporated within new development where appropriate. SA21: Located opposite the Isited Hunslet / Victoria mill buildings. Mitigation measures set out in site requirements.
3	AV111	0	0	-	-	0	-	+	0?	0	0	-	--	--	--	-	--	0	+	0	0	--	-	0	u	0	0	0	0	Positive or neutral effects against some SA objectives. Negative effects & mitigation/justification: SA3: Site requirement to provide through school (primary & secondary provision) within the development. SA4: Site requirement to provide health facilities (within the local centre proposed at the site). SA6: Mitigation through proposals for improvements to transport network (Policy AVL12) and site requirements including provision of local services, public transport services and improved pedestrian and cycling access. SA11: Majority of site was previously allocated for employment. Site required to meet housing requirements set out in the Core Strategy. SA12: Mitigation measures set out in site requirements. SA13: Mitigation through proposals for improvements to transport network (Policy AVL12) and site requirements including provision of local services, public transport services and improved pedestrian and cycling access. SA14: Flood Zone 2 (2%); Zone 3 (6%). The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). Only a very small area of the site is situated in Flood Zone 3. This can be incorporated within the green space / green infrastructure requirements of the site without affecting the site capacity. Avoiding this area would alter the SA score to '0 - neutral'. This is set out in site requirements. SA15: Mitigation through proposals for improvements to transport network (Policy AVL12). and site requirements including highway access, provision of public transport services and improved pedestrian and cycling access. SA16: Mitigation through proposals for improvements to transport network (Policy AVL12) and site requirements including provision of local services, public transport services and improved pedestrian and cycling access. SA19: Mitigation measures set out in site requirements and Policy SG3. Existing landscape can be incorporated within new development where appropriate. SA21: Part of site within registered historic park and gardens (Temple Newsam). However, this has been severed from the estate by the construction of the M1.
4	AV22	0	0	+	+	0	++	+	+	0	-	++	-	+	++	++	+	0	0	0	0	-	0	+	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA12: Mitigation measures set out in site requirements.
4	AV23	0	0	+	+	0	0	+	+	0	-	++	-	+	++	++	+	0	0	0	0	-	--	+	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA12: Mitigation measures set out in site requirements. SA19: Mitigation measures set out in site requirements. Existing landscape can be incorporated within new development where appropriate. Double negative: Impact on Biodiversity, mitigation via Policies AV 13 & 14 and site requirements, single negative impact/mitigation tbc.
4	AV28	0	0	+	+	0	++	+	0	0	-	++	0	+	++	++	+	0	+	-	0	0	0	+	u	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA18b: AAP includes a policy to maintain and improve green space and green infrastructure provision in the East Bank area (Policy EB2) to improve air quality in the area mitigate the impact of new development proposed. Site requirements include provision of open space within the development. SA21: Site is adjacent to the Eastern Riverside Conservation Area and listed East Street Mills buildings. Mitigation measures set out in site requirements.

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4	AV29	0	0	+	+	0	++	+	0	0	-	-	-	+	+	+	+	0	+	-	0	0	-	0	u	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA11: Site required to meet housing requirements set out in the Core Strategy. SA12: Mitigation measures set out in site requirements. SA18b: AAP includes a policy to maintain and improve green space and green infrastructure provision in the East Bank area (Policy EB2) to improve air quality in the area mitigate the impact of new development proposed. Site requirements include provision of open space within the development. SA19: Mitigation measures set out in site requirements. Existing landscape can be incorporated within new development where appropriate. SA21: Site is located adjacent to the Grade 1 listed St Saviours Church. Mitigation measures set out in site requirements.	
4	AV32	0	0	+	+	0	++	+	0	0	--	+	--	+	-	++	+	0	+	-	0	0	-	+	u	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA12: Mitigation measures set out in site requirements. SA14: Flood Zone 2 (25%); Zone 3 (10%). The flood risk sequential and exception tests have been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA18b: AAP includes a policy to maintain and improve green space and green infrastructure provision in the East Bank area (Policy EB2) to improve air quality in the area mitigate the impact of new development proposed. Site requirements include provision of open space within the development. SA19: Mitigation measures set out in site requirements. Existing landscape can be incorporated within new development where appropriate. SA21: Site is located adjacent to the listed Rose Wharf building and Eastern Riverside Conservation Area. Mitigation measures set out in site requirements.	
4	AV33	0	0	+	+	0	++	+	0	0	--	++	--	0	-	+	0	0	0	+	-	0	-	-	+	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: AAP includes a policy to maintain and improve green space and green infrastructure provision in the East Bank area (Policy EB2) to improve air quality in the area mitigate the impact of new development proposed. Site requirements include provision of open space within the development. SA12: Mitigation measures set out in site requirements. SA14: Flood Zone 2 (18%); Zone 3 (23%). The flood risk sequential and exception tests have been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA18b: AAP includes a policy to maintain and improve green space and green infrastructure provision in the East Bank area (Policy EB2) to improve air quality in the area mitigate the impact of new development proposed. Site requirements include provision of open space within the development. SA19: Mitigation measures set out in site requirements. Existing landscape can be incorporated within new development where appropriate.
4	AV34	0	0	+	+	0	++	+	0	0	--	++	--	0	-	+	0	0	0	+	-	0	-	-	+	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA12: Mitigation measures set out in site requirements. SA14: Flood Zone 2 (26%); Zone 3 (28%). The flood risk sequential and exception tests have been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA18b: AAP includes a policy to maintain and improve green space and green infrastructure provision in the East Bank area (Policy EB2) to improve air quality in the area mitigate the impact of new development proposed. Site requirements include provision of open space within the development. SA19: AAP includes a policy to maintain and improve green space and green infrastructure provision in the East Bank area (Policy EB2) to improve air quality in the area mitigate the impact of new development proposed. Site requirements include provision of open space within the development.
4	AV46	-	-	+	+	0	+	+	+	0	--	+	0	+	-	++	+	0	+	0	0	-	0	+	u	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA1 & 2: Site has been put forward by owners. Potential for the existing business to relocate to an alternative site in the area. SA14: Flood Zone 3 (100%). The flood risk sequential and exception tests have been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA21: Site adjacent to listed Hunslet / Victoria Mills buildings. Mitigation measures set out in site requirements.	
4	AV48	-	-	+	+	0	+	+	+	0	--	+	-	++	-	++	++	0	+	0	0	0	0	--	+	u	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA1 & 2: Site allocated for mixed use which includes potential for employment-generating development. SA12: Mitigation measures set out in site requirements. SA14: Flood Zone 2 (<1%) & Zone 3 (<1%). SA19: Trees along edge of railway line can be retained within development.

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4	AV98	-	-	+	+	0	+	+	+	0	--	+	--	+	-	+	+	0	+	-	0	-	0	+	u	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA1 & 2: Site allocated for mixed use which includes potential for employment-generating development. SA12: Mitigation measures set out in site requirements. SA14: Flood Zone 2 (1%); Flood Zone 3 (99%). The flood risk sequential and exception tests have been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). AAP includes a policy to maintain and improve green space and green infrastructure provision in the Hunslet area (Policy HU5) to improve air quality in the area mitigate the impact of new development proposed. Site requirements include provision of open space within the development. SA21: Site adjacent to listed Hunslet / Victoria Mills buildings. Mitigation measures set out in site requirements.
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HMCA	Ref	SA01	SA02	SA03	SA04	SA05	SA06	SA07	SA08	SA09	SA10	SA11	SA12	SA13	SA14	SA15	SA16	SA17	SA18a	SA18b	SA18c	SA18d	SA19	SA20	SA21	SA22a	SA22b	SA22c	SA22d	SustApprComment
2	AV7	+	++	0	0	0	0	-	+	0	0	++	0	++	-	++	++	0	+	0	0	-	0	+	u	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Mixed use allocation also includes housing. SA14: Flood Zone 2 (94%); Flood Zone 3 (6%). The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA21: Development unlikely to affect the setting of any listed building as site is separated from nearest listed buildings by other development sites and buildings.
2	AV12	+	+	0	0	0	0	-	0	0	0	+	0	++	-	++	++	0	+	-	0	0	0	+	u	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Mixed use allocation also includes housing. SA14: Flood Zone 3 (100%). The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA18b: AAP has a number of policies which promote the creation of new open space and greening of pedestrian routes including planting street trees e.g. Policies SB2 (New City Park) and SB3 (New and enhanced green routes and spaces in the South Bank). This should help to improve air quality in the South Bank and mitigate the impact of new development proposed. Site requirements include provision of open space within the development. SA21:
2	AV13	+	+	0	0	0	0	-	+	0	0	+	0	++	-	++	++	0	0	0	0	0	0	+	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Mixed use allocation also includes housing. SA14: The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document).
2	AV14	+	++	0	0	0	0	-	+	0	0	++	--	+	-	++	+	0	+	0	0	0	0	+	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Mixed use allocation also includes housing. SA12: Mitigation measures set out in site requirements. SA14: Flood Zone 3 (100%). The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document)
2	AV15	+	++	0	0	0	0	-	+	0	0	++	0	++	-	++	++	0	+	0	0	0	0	+	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Mixed use allocation also includes housing. SA14: Flood Zone 3 (100%). The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document)
2	AV16	+	++	0	0	0	0	-	+	0	0	++	0	++	-	++	++	0	+	0	0	0	0	+	u	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Mixed use allocation also includes housing. SA14: Flood Zone 3 (100%). The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document) SA21: Development unlikely to affect the setting of any listed building.
2	AV18	+	++	0	0	0	0	-	+	0	0	++	-	++	++	++	++	0	+	-	0	0	0	+	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Mixed use allocation also includes housing. SA12: Mitigation measures set out in site requirements. SA15: Shannon Street may need widening; site frontage available. Pedestrian access improvements. SA18b: AAP includes a policy to maintain and improve green space and green infrastructure provision in the East Bank area (Policy EB2) to improve air quality in the area mitigate the impact of new development proposed. Site requirements include provision of open space within the development.



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2	AV94	+	0	0	0	0	++	-	+	0	0	+	0	++	-	++	++	0	+	-	0	-	0	0	0	u	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Mixed use allocation also includes housing. SA14: Flood Zone 2 (27%); Zone 3 (73%). The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document) SA18b: AAP has a number of policies which promote the creation of new open space and greening of pedestrian routes including planting street trees e.g. Policies SB2 (New City Park) and SB3 (New and enhanced green routes and spaces in the South Bank). This should help to improve air quality in the South Bank and mitigate the impact of new development proposed. Site requirements include provision of open space within the development. SA21: Mitigation set out in site requirements. Retention of listed buildings and undesigned heritage assets on the site.	
3	AV50	+	+	0	0	0	0	-	+	0	0	--	0	++	+	++	++	0	0	0	0	0	0	0	0	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Site required to meet Aire Valley employment land target set out in Core Strategy Policy SP5. SA11: Site required to meet Aire Valley employment target. Double negative: impact Use of Greenfield site for development/mitigation via AV13 & AV14 and site requirements.	
3	AV51	+	+	0	0	0	0	-	+	0	0	--	0	+	+	++	+	-	0	0	-	0	-	0	0	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Site required to meet Aire Valley employment land target set out in Core Strategy Policy SP5. SA11: Site required to meet Aire Valley employment target. SA17: Employment use compatible with neighbouring waste uses. SA18c: Noted in site requirements. SA19: Self seeded trees on site potential to retain some within landscaping scheme.	
3	AV54	+	+	0	0	0	0	-	+	0	0	+	0	++	++	++	++	0	+	0	0	-	0	0	0	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Site required to meet Aire Valley employment land target set out in Core Strategy Policy SP5.	
3	AV65	+	+	0	0	0	0	-	+	0	0	+	0	++	++	++	++	-	0	0	0	-	0	0	0	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Site required to meet Aire Valley employment land target set out in Core Strategy Policy SP5. SA17: Employment use compatible with neighbouring waste uses.	
3	AV66	+	+	0	0	0	0	-	0	0	0	+	0	++	++	++	++	-	0	0	-	-	0	0	0	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Site required to meet Aire Valley employment land target set out in Core Strategy Policy SP5. SA17: Employment use compatible with neighbouring waste uses. SA18c: Noted in site requirements.	
3	AV72	0	0	0	0	0	0	-	0	0	0	+	0	0	-	+	0	-	+	0	0	0	0	+	0	0	0	0	0	-	Positive or neutral effects against most SA objectives. Overall marginal positive score. Negative effects & mitigation/justification: SA7: Site required to meet Aire Valley employment land target set out in Core Strategy Policy SP5. SA14: Flood Zone 2 (12%); Flood Zone 3 (88%). The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA17: Employment use compatible with neighbouring waste uses. SA22d: Next to proposed canal wharf but employment uses are compatible.	
3	AV74	+	+	0	0	0	0	-	+	0	--	--	-	0	--	+	0	0	+	0	0	0	0	0	0	0	0	0	0	0	-	Positive or neutral effects against most SA objectives. Overall marginal positive score. Negative effects & mitigation/justification: SA7: Site required to meet Aire Valley employment land target set out in Core Strategy Policy SP5. SA12: Mitigation measures set out in site requirements. SA14: Flood Zone 3 (100%). The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA22d: Next to proposed canal wharf but employment uses are compatible.
3	AV76	+	+	0	0	0	0	-	0	0	0	++	0	0	-	+	0	-	+	0	0	--	0	+	0	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Site required to meet Aire Valley employment land target set out in Core Strategy Policy SP5. SA14: Flood Zone 3 (100%). The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA17: Employment use compatible with neighbouring waste uses.	
3	AV80	0	0	0	0	0	0	-	+	0	0	+	-	++	-	+	++	0	+	0	0	--	0	0	0	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Site required to meet Aire Valley employment land target set out in Core Strategy Policy SP5. SA12: Mitigation measures set out in site requirements. SA14: Flood Zone 3 (45%). The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document).	

Appendix 7: Tables assessing sites against SA objectives – sites proposed for allocation

3	AV83	+	+	0	0	0	0	-	-	0	0	++	-	--	-	-	--	0	+	0	0	0	0	+	0	0	0	0	+	Positive or neutral effects against a number of SA objectives. Overall neutral score. Negative effects & mitigation/justification: SA7: Site required to meet Aire Valley employment land target set out in Core Strategy Policy SP5. SA8: Mitigation through proposals for improvements to transport network (Policy AVL12). SA12: Mitigation measures set out in site requirements. SA13: Mitigation through proposals for improvements to transport network (Policy AVL12). SA14: Flood Zone 3 (100%). The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA16: Mitigation through proposals for improvements to transport network (Policy AVL12).
3	AV111	+	+	0	0	0	0	-	0	0	0	-	--	--	--	-	--	0	+	0	0	--	-	0	u	0	0	0	0	Positive or neutral effects against some SA objectives. Negative effects & mitigation/justification: SA7: Housing allocation with employment uses. SA12: Mitigation measures set out in site requirements. SA13: Mitigation through proposals for improvements to transport network (Policy AVL12) and site requirements including provision of local services, public transport services and improved pedestrian and cycling access. SA14: Flood Zone 2 (2%); Zone 3 (6%). The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). Only a very small area of the site is situated in Flood Zone 3. This can be incorporated within the green space / green infrastructure requirements of the site without affecting the site capacity. Avoiding this area would alter the SA score to '0 - neutral'. This is set out in site requirements. SA15: Mitigation through proposals for improvements to transport network (Policy AVL12). and site requirements including highway access, provision of public transport services and improved pedestrian and cycling access. SA16: Mitigation through proposals for improvements to transport network (Policy AVL12) and site requirements including provision of local services, public transport services and improved pedestrian and cycling access. SA19: Mitigation measures set out in site requirements and Policy SG3. Existing landscape can be incorporated within new development where appropriate. SA21: Part of site within registered historic park and gardens (Temple Newsam). However, this has been severed from the estate by the construction of the M1.

**Aire Valley Leeds AAP Publication Draft: Sustainability Appraisal of Identified Employment Allocations (UDP Employment Allocations)**

HMCA	Ref	SA01	SA02	SA03	SA04	SA05	SA06	SA07	SA08	SA09	SA10	SA11	SA12	SA13	SA14	SA15	SA16	SA17	SA18a	SA18b	SA18c	SA18d	SA19	SA20	SA21	SA22a	SA22b	SA22c	SA22d	SustApprComment	
3	AV52	+	+	0	0	0	0	-	+	0	0	-	-	0	+	+	0	-	+	0	0	-	0	+	0	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Site required to meet Aire Valley employment land target set out in Core Strategy Policy SP5. SA11: Two thirds of site is brownfield. Existing allocation required to meet Aire Valley employment target. SA12: Site located next to green corridor within green infrastructure network (Policy AVL13 applies) SA17: Employment use compatible with adjoining waste use.
3	AV55	+	+	0	0	0	0	-	+	0	0	--	0	++	+	++	++	-	+	0	0	-	0	0	0	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Site required to meet Aire Valley employment land target set out in Core Strategy Policy SP5. SA11: Existing allocation required to meet Aire Valley employment target. SA17: Employment use compatible with neighbouring waste uses.
3	AV56	+	+	0	0	0	0	-	+	0	0	--	--	0	+	+	0	--	0	0	-	-	-	0	0	0	0	0	0	+	Positive or neutral effects against some SA objectives. Negative effects & mitigation/justification: SA7: Site required to meet Aire Valley employment land target set out in Core Strategy Policy SP5. SA11: Existing allocation required to meet Aire Valley employment target. SA12: Site located next to green corridor within green infrastructure network (Policy AVL13 applies). SA17: Employment use compatible with waste designation under NRWLP Policy Waste 5 (Industrial estates suitable for waste management uses). SA18c: Noted in site requirements. SA19:
3	AV62	+	+	0	0	0	0	-	-	0	0	--	--	0	--	+	0	0	+	0	0	-	0	0	0	--	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Existing allocation required to meet Aire Valley employment land target set out in Core Strategy Policy SP5. SA8: Mitigation through proposals for improvements to transport network (Policy AVL12). SA11: Existing allocation required to meet Aire Valley employment target. SA12: Site located next to green corridor within green infrastructure network (Policy AVL13 applies). SA13: Mitigation through proposals for improvements to transport network (Policy AVL12). SA14: Flood Zone 2 (54%); Flood Zone 3 (44%): The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA16: Mitigation through proposals for improvements to transport network (Policy AVL12). SA22a: Shown on DEFRA map as 3 but is not farmed and has been allocated since adopted UDP 2001.

Appendix 7: Tables assessing sites against SA objectives – sites proposed for allocation

3	AV68	+	+	0	0	0	0	-	-	0	0	-	--	--	-	0	--	--	+	0	0	--	0	0	0	0	0	0	--	Positive or neutral effects against a number of SA objectives. Negative effects & mitigation/justification: SA7: Site required to meet Aire Valley employment land target set out in Core Strategy Policy SP5. SA8: Mitigation through proposals for improvements to transport network (Policy AVL12). SA11: Existing allocation required to meet Aire Valley employment target. SA12: Site located next to green corridor within green infrastructure network (Policy AVL13 applies) SA13: Mitigation through proposals for improvements to transport network (Policy AVL12). SA14: Flood Zone 2 (94%) SA16: Mitigation through proposals for improvements to transport network (Policy AVL12). SA17: Employment use compatible with neighbouring waste uses. SA22d: Slight overlap with proposed minerals rail spur (NRWLP Policy Minerals 13).	
3	AV77	+	+	0	0	0	0	-	+	0	0	--	-	++	--	+	++	0	+	0	0	0	-	0	0	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall positive score. Negative effects & mitigation/justification: SA7: Site required to meet Aire Valley employment land target set out in Core Strategy Policy SP5. SA11: Existing allocation required to meet Aire Valley employment target. SA12: Site located next to green corridor within green infrastructure network (Policy AVL13 applies) SA14: Flood Zone 3 (100%). The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA19:
3	AV78	+	+	0	0	0	0	-	+	0	0	--	-	++	--	+	++	0	0	0	0	0	-	0	0	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall marginal positive score. Negative effects & mitigation/justification: SA7: Site required to meet Aire Valley employment land target set out in Core Strategy Policy SP5. SA11: Existing allocation required to meet Aire Valley employment target. SA12: Site located next to green corridor within green infrastructure network (Policy AVL13 applies). SA14: Flood Zone 3 (100%). The flood risk sequential test has been satisfied in accordance with the requirements of the NPPF (see separate Aire Valley Leeds Flood Risk Sequential & Exception Tests document). SA19:
3	AV79	+	+	0	0	0	0	-	+	0	0	--	--	++	+	++	++	0	0	-	0	0	-	0	0	0	0	0	0	+	Positive or neutral effects against most SA objectives. Overall marginal positive score. Negative effects & mitigation/justification: SA7: Site required to meet Aire Valley employment land target set out in Core Strategy Policy SP5. SA11: Existing allocation required to meet Aire Valley employment target. SA12: Site located next to green corridor within green infrastructure network (Policy AVL13 applies) SA18b: Site next to motorway junction but general employment uses less sensitive than other uses such as housing. SA19: