



Fermanagh & Omagh  
District Council  
Comhairle Ceantair  
Fhear Manach agus na hÓmaí

# Local Development Plan 2030

## SA Addendum

# Executive Summary

This document comprises a further Addendum to the Draft Plan Strategy Sustainability Appraisal (SA) Report, October 2018, one of the plan documents prepared for Fermanagh and Omagh District Council's Local Development Plan (LDP) 2015 -2030. The Draft Plan Strategy SA updated and built upon the SA Scoping Report, May 2016 and the Interim Sustainability Appraisal, October 2016 prepared for the Preferred Options Paper.

## **Fermanagh & Omagh District Council Independent Examination of the draft Plan Strategy.**

The Department for Infrastructure appointed the Planning Appeals Commission to conduct an Independent Examination (IE) of the Fermanagh & Omagh District Council Local Development Plan Strategy. The draft Plan Strategy was subject to Independent Examination (IE) by Planning Appeals Commission from 18<sup>th</sup> January – 23<sup>rd</sup> March 2022. During those hearing sessions a number of additional proposed changes were put forward by the Council. The PAC concluded that, subject to recommended amendments and modifications, the draft Plan Strategy met the tests of soundness as required.

## **Draft Plan Strategy Independent Examination Report and Recommendations**

In January 2023, the Department for Infrastructure issued a direction to the Council to adopt the Plan Strategy with modifications. The Department's Direction included two schedules. The first Schedule contains Recommended Amendments which reflect the Council's proposed changes (October 2020). The Council has already screened these proposed changes in FODC112 – Sustainability Appraisal Report Sustainability Appraisal Addendum (October 2020).

The second schedule in the Direction included for screening purposes below as Appendix 1 are those modifications which DfI have directed as being necessary for the adoption of the Plan Strategy. It should be noted of the 50 proposed modifications directed by DfI, many of these consist of minor edits to Proposed Changes previously suggested by Fermanagh & Omagh District Council. Therefore this further SA addendum should be read in conjunction with the Sustainability Appraisal FODC103 and the Sustainability Appraisal Addendum FODC112.

## **Screening of Modifications to the draft Plan Strategy**

All the proposed modifications (MODS) require consideration by the Sustainability Appraisal (SA) and Strategic Environmental Assessment (SEA) in order to check if they alter the 'likely significant effects' predicted in the published SA Report, or may lead to any new potential significant effects.

This document assesses the modifications as presented in the Direction from the Department for Infrastructure. There are a number of policies that are to be deleted from the Plan Strategy which will result in the renumbering of some policies within the Plan Strategy, the renumbering has not been reflected in this assessment which assesses the modifications as presented in the Direction.

This further addendum includes the following:

- Screening of the MODS to see if they materially change what the conclusions reached in the SA;
- A detail assessment of the MODS 'screened in' and identified as requiring further assessment; and
- Conclusions and recommendations.

## **Statutory Requirements**

Sections 8(6) and 9(7) of the Planning Act (Northern Ireland) 2011, requires an appraisal of sustainability to be carried out for the Plan Strategy and Local Policies Plan, respectively. A sustainability appraisal (SA) must cover the social and economic effects of the LDP as well as the environmental effects. It therefore must comply with European Directive 2001/42/EC on the assessment of effects of certain plans and programmes on the environment. The SEA Directive is transposed into Northern Ireland legislation through the Environmental Assessment of Plans and Programmes Regulations (Northern Ireland) 2004 (the EAPP(NI) Regulations). The EAPP (NI) Regulations set 4 more detailed requirements for the process and content of the environmental assessment of plans and development.

## **Consultation**

The Council undertook a public consultation exercise to afford interested parties an opportunity to comment on the assessment outcomes. The suite of documents subject to the consultation exercise included: the Equality Impact Assessment (further Addendum), the draft Habitats Regulation Assessment (HRA), the Sustainability Appraisal Report (Further Addendum) and the Rural Needs Impact Assessment Report (Further Addendum).

The consultation period ran 03<sup>rd</sup> February – 02<sup>nd</sup> March 2023. Notification was presented in the Belfast Gazette and local papers as well as on the FODC website. Details were included informing the public how to make representation and where to do so.

### **Consultation summary**

A total of 18 representations were received in response to the consultation exercise. A number of responses related directly to the assessments presented, none of which expressed objection to the scoring or findings of any of the Council's assessments.

The remaining representations related to requests to have correspondence details updated, consultees having no infrastructure in the district or members of the public enquiring about having land included within settlement limits (local policies plan stage).

Two representations were received after the end of the consultation period. One of those refers to the Renewable Energy Strategy and advocates for Council support of same. The other, from the Renewable Energy sector, expresses concern that RE01 represents "a barrier the development of wind energy schemes in the district...".

All the proposed modifications (MODS) require consideration by the Sustainability Appraisal (SA) and Strategic Environmental Assessment (SEA) in order to check if they alter the 'likely significant effects' predicted in the published SA Report, or may lead to any new potential significant effects.

A separate consultation report addresses the responses received in more detail. The responses have been taken into account as relevant in this document.

Appendix 1 – Modifications necessary for the adoption of the Plan

Dfl modification no.	PAC Recommended Amendment no.	Council Proposed Change no.	dPS page, policy, para or section	PAC Recommended Amendment	Dfl Modification (Text highlighted in yellow reflects updates made following the Department's consideration of the recommended amendments under Section 12 of the 2011 Act)	Detailed SA required?	Reason																													
<b>VISION AND STRATEGIC OBJECTIVES</b>																																				
<b>SPATIAL GROWTH STRATEGY</b>																																				
MOD 01	RA04	7	Page 40, Para 6.25	The scale, type, uses and form of development in settlements will reflect their role as employment, retail and service centres, their level of accessibility, and environmental and infrastructure constraints. Table 4 (below) indicates the overall strategic allocation of land for housing within our settlements to meet our housing need. Taking into account completions since 2015, this leaves a balance as of April 2019 of 2,608 of the 4,300 new homes provision by 2030.	<b>Dfl directs the Council to modify paragraph 6.25 in accordance with this PAC Recommended Amendment.</b>	No	<b>Factual amendment to date and figures to reflect new HGI (Sept 2019) and to reflect updated completions (between 2015 and 2019).</b>																													
MOD 02	RA05	8	Page 40, Table 4	<table border="1"> <thead> <tr> <th></th> <th></th> <th>Housing Need (2019-2030)</th> </tr> <tr> <th>Status</th> <th>Settlement</th> <th>Dwellings</th> </tr> </thead> <tbody> <tr> <td rowspan="3"><b>Main Towns</b></td> <td>Enniskillen</td> <td>693</td> </tr> <tr> <td>Omagh</td> <td>939</td> </tr> <tr> <td><b>Total</b></td> <td><b>1,632</b></td> </tr> <tr> <td rowspan="6"><b>Local Towns</b></td> <td>Carrickmore</td> <td>15</td> </tr> <tr> <td>Dromore</td> <td>61</td> </tr> <tr> <td>Fintona</td> <td>58</td> </tr> <tr> <td>Irvinestown</td> <td>70</td> </tr> <tr> <td>Lisnaskea</td> <td>117</td> </tr> <tr> <td><b>Total</b></td> <td><b>321</b></td> </tr> <tr> <td rowspan="2"><b>Villages and Small Settlements</b></td> <td><b>Total</b></td> <td><b>655</b></td> </tr> </tbody> </table>			Housing Need (2019-2030)	Status	Settlement	Dwellings	<b>Main Towns</b>	Enniskillen	693	Omagh	939	<b>Total</b>	<b>1,632</b>	<b>Local Towns</b>	Carrickmore	15	Dromore	61	Fintona	58	Irvinestown	70	Lisnaskea	117	<b>Total</b>	<b>321</b>	<b>Villages and Small Settlements</b>	<b>Total</b>	<b>655</b>	<b>Dfl directs the Council to modify Table 4 in accordance with this PAC Recommended Amendment.</b>	No	<b>Factual amendment of table to reflect of new HGI (Sept 2019) and deletion of land (hectares) and housing commitments.</b>
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	MOD 03	RA08	11	Page 41, Strategic Policy SP03	<p>The Plan Strategy will make provision for 2,660 new homes within our settlements in the period 2019-2030.</p> <p><b>(a) Main and Local Towns</b> To manage the housing supply over the plan period, zoned housing land within the main towns and local towns will be released in two phases. A criteria-based approach to selecting sites for each phase will be undertaken. The selection criteria will take account of several factors including: Accessibility Analysis; the prioritisation of brownfield land within the Urban Footprint; the ability to deliver affordable housing where a need exists; topography; flooding and other constraints to</p>	<p><b>Dfl directs the Council to modify Strategic Policy SP03 in accordance with this PAC Recommended Amendment and update the amended figure from MOD 01 above (highlighted in yellow), for clarity the policy should read as follows:</b></p> <p>The Plan Strategy will make provision for <b>2,608</b> new homes within our settlements in the period 2019-2030.</p>	No	<p><b>Amended housing need figure to reflect new HGI (Sept 2019).</b></p> <p><b>Amended wording in relation to Phase 1 sites for clarification purposes. No change to the operation or intent of the policy. No material effects on any sustainability objectives.</b></p>																												

				<p>development including wastewater network and treatment capacity. Sites will only be allocated where it can be shown that they can accommodate at least 10 dwellings.</p> <p>The Phase 1 and Phase 2 sites will be identified within the Local Policies Plan along with the key site requirements to guide their development. Until such time that the Local Policies Plan is adopted land will be zoned for housing as indicated within the Fermanagh Area Plan and the Omagh Area Plan.</p> <p><b><u>Phase 1 Sites</u></b> Phase 1 sites will be identified to meet any remaining housing need over the plan period once committed housing sites with extant planning permissions or sites which are under development have been taken into account.</p> <p><b><u>Phase 2 Sites</u></b> Phase 2 Sites will be identified for allocation beyond the plan period (i.e. after 2030). These will only be released at an earlier time within the plan period (i.e. before 2030) where it is evident through either monitoring or the re-appraisal of future housing need that these housing sites will be required to meet housing need within the plan period. The exact criteria and mechanism for how these sites could be released will be outlined within the Local Policies Plan.</p> <p><b><u>(b)Villages and Small Settlements</u></b> Within the Villages and Small Settlements, Housing Policy Areas (HPAs) may be identified in the LPP. These will indicate where most new housing within these settlements will be located. The HPAs will be identified following a detailed analysis and character appraisal of the settlement and will focus on providing housing in locations where it is most likely to integrate into the character of the settlement. The HPAs will also be commensurate with the scale of, and the future housing need of, the individual settlement and after committed housing sites with extant planning permissions or sites which are under development have been taken into account.</p>	<p><b><u>(a) Main and Local Towns</u></b> To manage the housing supply over the plan period, zoned housing land within the main towns and local towns will be released in two phases. A criteria-based approach to selecting sites for each phase will be undertaken. The selection criteria will take account of several factors including: Accessibility Analysis; the prioritisation of brownfield land within the Urban Footprint; the ability to deliver affordable housing where a need exists; topography; flooding and other constraints to development including wastewater network and treatment capacity. Sites will only be allocated where it can be shown that they can accommodate at least 10 dwellings.</p> <p>The Phase 1 and Phase 2 sites will be identified within the Local Policies Plan along with the key site requirements to guide their development. Until such time that the Local Policies Plan is adopted land will be zoned for housing as indicated within the Fermanagh Area Plan and the Omagh Area Plan.</p> <p><b><u>Phase 1 Sites</u></b> Phase 1 sites will be identified to meet any remaining housing need over the plan period once committed housing sites with extant planning permissions or sites which are under development have been taken into account.</p> <p><b><u>Phase 2 Sites</u></b> Phase 2 Sites will be identified for allocation beyond the plan period (i.e. after 2030). These will only be released at an earlier time within the plan period (i.e. before 2030) where it is evident through either monitoring or the re-appraisal of future housing need that these housing sites will be required to meet housing need within the plan period. The exact criteria and mechanism for how these sites could be released will be outlined within the Local Policies Plan.</p>		
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<b>DEVELOPMENT AND DESIGN</b>							
MOD 04	RA15	20	Page 58, Policy DE08	<p>The Council will only give consent for the display of advertisements or signs on heritage assets or affecting the setting of heritage assets when the following criteria are met:</p> <ul style="list-style-type: none"> <li>• signage to a listed building must be carefully designed and located to respect the architectural form and detailing of the building;</li> <li>• signage in a conservation area will not adversely affect the overall character, appearance or setting of the area;</li> <li>• signage in an area of townscape character must maintain the overall character and built form of the area; where it is physically affixed to an asset, it does not cause irreparable damage to the asset and is reversible.</li> </ul> <p>Amend the clarification text to reflect Policy DE08 as amended above</p>	<p><b>DfI directs the Council to modify Policy DE08 in accordance with the PAC recommendation and also to include further wording (highlighted in yellow) as follows:</b></p> <p>insert the words “or close to” after the word “in” on the second bullet point as this aligns with the SPPS para 6.20.</p> <p>insert the words “and appearance” into bullet point 3 after the words “overall character”</p> <ul style="list-style-type: none"> <li>• signage to a listed building must be carefully designed and located to respect the architectural form and detailing of the building;</li> <li>• signage in <b>or close to</b> a conservation area will not adversely affect the overall character, appearance or setting of the area;</li> <li>• signage in an area of townscape character must maintain the overall character <b>and appearance</b> and built form of the area; where it is physically affixed to an asset, it</li> </ul>	No	<p><b>Amendment to policy text and additional policy clarification to para 2.29. Rewording of policy and directed addition (in yellow) will have no material effect on any sustainability objectives.</b></p>

					<p>does not cause irreparable damage to the asset and is reversible.</p> <p><b>Dfl directs the Council to include the following wording as part of the clarification text at para 2.29:</b></p> <p><i>“Outdoor advertisements can have a significant impact on the integrity of the historic environment and particular consideration will be given to their design, scale, material and method of illumination. Outdoor advertisements for standard corporate shop fronts; internal illumination, plastic signs /fascia boxes; will not normally be supported where they are affixed or within the setting of a listed building or within the protected area of a scheduled monument or State Care monument. Additional guidance on the display of Advertisements on Listed Buildings and/or State Care Monuments and Scheduled Monuments can be obtained from HED</i></p> <p><i>Many heritage assets are in commercial use and already display signs or advertisements of some sort. These in themselves may be of historic interest or of some artistic quality, and where this is the case the council will not normally permit their removal or significant alteration</i></p> <p><i>Advertisements and/or signage should be designed to complement the age and architectural style of the building. They should also be carefully located and should not obscure, overlap or cut into any architectural detailing or structural divisions of the building. Projecting signs can often adversely affect the appearance and character of heritage assets and will therefore require very careful consideration. Where their presence is considered acceptable, particular attention will be paid to size, design and materials. Signage on upper floors of buildings will not normally be acceptable.</i></p>		
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					<i>In most situations signs and advertisements displayed on listed buildings should not be illuminated. Where illumination is justified it should be achieved unobtrusively. Proposals for large advertisement hoardings or which would result in a proliferation of signs can seriously harm the character and appearance of a conservation area and will therefore normally be refused consent. Additional guidance for the display of advertisements in particular conservation areas is available within the relevant Conservation Area booklets/design guides”.</i>		
<b>PEOPLE AND PLACES</b>							
MOD 05	RA19	22	Page 61, New paragraphs after Para 3.7	<p>For the purposes of this policy ‘existing commitments’ means the total of any extant planning permissions or sites which are currently under development as recorded in the most recent Annual Monitoring Report. ‘Sites zoned for housing’ means, prior to the adoption of the LLP, sites zoned in the Area Plans, and after the adoption of the LLP, Phase 1 and Phase 2 sites.</p> <p>The Annual Monitoring Report will provide an update on any sites zoned for housing (including HPAs) to provide an indication of likelihood of development progressing. The policy will also apply to lapsed permission. Therefore, any lapsed permission on unzoned greenfield land within settlements limits will need to comply with points (i) or (ii).</p>	<p><b>Dfl directs the Council to modify in accordance with this PAC Recommended Amendment, incorporating the following typographical correction (highlighted in yellow).</b></p> <p>For the purposes of this policy ‘existing commitments’ means the total of any extant planning permissions or sites which are currently under development as recorded in the most recent Annual Monitoring Report. ‘Sites zoned for housing’ means, prior to the adoption of the <del>LLP LPP</del>, sites zoned in the Area Plans, and after the adoption of the <b>LLP LPP</b>, Phase 1 and Phase 2 sites.</p> <p>The Annual Monitoring Report will provide an update on any sites zoned for housing (including HPAs) to provide an indication of likelihood of development progressing. The policy will also apply to lapsed permission. Therefore, any lapsed permission on unzoned greenfield land within settlements limits will need to comply with points (i) or (ii).</p>	No	Typographical amendment.
MOD 06	RA20	23	Page 63, Policy HOU03	Add into policy box: Where it is demonstrated that a development is not viable a reduced or alternative provision of affordable housing may be acceptable.	<p><b>Dfl directs the Council to modify Policy HOU03 in accordance with this PAC Recommended Amendment.</b></p> <p><b>Dfl also directs the Council to modify the clarification text as follows:</b></p>	No	<b>Movement of text from policy clarification to policy. This provides a minor clarification to the policy.</b>

					<p>The remaining policy clarification text under proposed change 23 (PC23) of October 2020 -Schedule of Proposed Changes FODC 110 is not inserted.</p> <p>NB – This is also reflective of Matters Arising -MA003.B</p>		
MOD 07	RA24	Page 72-73, Policy HOU09	A criterion should be added to Draft Policy HOU09 stating that the existing building is not suitable for conversion under Draft Policy HE09.	<p><b>DFI directs the Council to include the following wording after criterion c) within policy HOU09 (highlighted yellow):</b></p> <p><i>“(b) It is located within the curtilage surrounding the original dwelling. Exceptionally an alternative location in a position nearby may be acceptable where there is demonstrable benefit in doing so; and</i></p> <p><i>(c) The replacement dwelling must not have a visual impact significantly greater than the existing building; and</i></p> <p><i>d) The existing building is not suitable for conversion under HE09.”</i></p>	No	<p><b>Additional criteria for HOU09 in order to support the intent of the policy and to be consistent with HOU10 and HE09. Cross referencing to existing policy.</b></p>	
MOD 08	RA36	Page 88 – 89, Policy OSR04	An additional criterion should be added that it be demonstrated that there is no conflict with the provisions of any local management plan.	<p><b>DFI directs the Council to modify Policy OSR04 in accordance with this PAC Recommended Amendment (highlighted in yellow):</b></p> <p><i>“(b) the proposal either individually or cumulatively when considered with other existing and proposed development in the area, will not adversely impact on the character and visual amenity of the area when viewed from public vantage points such as public roads, loughs and islands; and</i></p> <p><i>(c) it does not result in a proliferation of access points along the shoreline; and</i></p> <p><i>d) it will be demonstrated that there is no conflict with the provisions of any local management plan”.</i></p>	No	<p><b>Additional criteria added to take account of criterion (vii) of Policy OS06, PPS8 within the spirit of OSR04 to protect the lough shores from excessive or inappropriate development. Will have no material effects on any sustainability objectives.</b></p>	
<b>ECONOMY</b>							

MOD 09	RA49	54	Page 114 and 116, TOU02 and Para 4.51	<p>Change title of Draft Policy TOU02 to Tourism Development</p> <p>Paragraph 4.51: Outside of settlements, tourism development will be directed towards tourism hubs. A Tourism Hub is located at a recognised significant tourism attraction which clusters with other related or complementary forms of sustainable tourism development which work together to provide an overall tourism product and/or experience. Examples of Tourism Hubs within the Fermanagh and Omagh District Council area: South of Lisnaskea to Crom Estate; Belleek/Castle Caldwell; An-Creagán; Gortin Glens; Marble Arch Caves/Cuilcagh/Belcoo; and Killadeas/Lisnarick/Kesh area (includes Castle Archdale).</p>	<b>Dfl directs the Council to modify the title of Policy TOU02 and para 4.51 in accordance with this PAC Recommended Amendment.</b>	<b>No</b>	<b>Part one changes title as per proposed change 54 (Oct 2020) and adds additional text to para 4.51 (clarificatory para) as per Proposed Change 54 in Schedule of Proposed Changes agreed at IE (March 2022). Minor clarification.</b>
MOD 10	RA50	55	Page 116, Policy TOU02 and clarificatory text	<p>The Council will support a proposal for tourism development within settlement boundaries which is of a nature, size, scale and design appropriate to the site, the surrounding area and the settlement.</p> <p>Sustainable tourism facilities and self-catering accommodation in the countryside, outside of Special Countryside Areas and the Lough shores, will be supported in any of the following circumstances:</p> <ol style="list-style-type: none"> <li>It is in association with and located at an existing and established tourism hub;</li> <li>It is demonstrated that the development is to be run in association with the tourism amenity or asset;</li> <li>It would result in the replacement of a visually obtrusive development, when viewed from the Islands Special Countryside Area and lough shores, to an alternative location in a position nearby with the new development similar in size and scale to the existing development and there being substantial visual, landscape and/or heritage benefits.</li> <li>The building is suitable for reuse or adaption under Draft Policy IB05</li> </ol> <p>Proposals for tourist accommodation should be subsidiary in scale and ancillary to the overall tourism hub and the layout, size and design of the units should deter permanent residential use.</p> <p>Exceptionally a major tourism development will be supported which will be of exceptional benefit to the tourism industry within the Fermanagh and Omagh Council area, which requires a countryside location due to its size, site specific or functional requirements and will be of sustainable benefit to the locality.</p> <p>All proposals including the expansion or extension of an existing tourism development should convert, reuse and or extend an</p>	<p><b>Dfl directs the Council to modify Policy TOU02 in accordance with this PAC Recommended Amendment.</b></p> <p><b>Dfl directs the Council to modify the clarification text regarding what is</b></p>	<b>No</b>	<b>Policy TOU02 modified as per Proposed Change 55 in line with policy intent. Definition of lough shore added to policy clarificatory text as per Proposed Change 40. Minor clarification.</b>

				<p>existing building where possible. Where new building/s are justified these must be sited and designed to consolidate with the tourist amenity and/or tourism asset part of the overall tourism hub or attraction.</p> <p>Within the clarification text the Council should state what is meant by the Lough Shore in terms of Draft Policy TOU02.</p>	<p><b>meant by the Lough Shore in terms of draft policy TOU02, and should be included at the end of <u>para 4.63 (highlighted in yellow)</u>:</b></p> <p><b>4.63.</b> Within the countryside the policy facilitates sustainable tourist development at tourism hubs and other appropriate locations in accordance with our Tourism Strategy. This approach will safeguard our assets and the character of our countryside. <i>For the purposes of this policy 'lough shore is the area set back from the fringes of the shoreline of the lough. It will contain both areas of undisturbed woodland and wetland as well as existing access points associated with recreational activities such as fishing, boating, sailing, canoeing and marinas and it will also include existing walking and cycling trails.</i></p> <p>NB The Councils proposed Change 40 (PC40) in relation to policy OSR04 provides a definition of a lough shore for clarity and highlights how designated sites may be impacted upon in response to a representation received. The Commissioner has accepted this proposed change and has included it verbatim in the list of recommended amendments under RA35 (Schedule 1). The definition as set out above should be included at the end of para 4.63.</p>		
MOD 11	RA53	60	Page 123, Policy MIN01	<p>The Council will support proposals for minerals development where it is demonstrated that they do not have an unacceptable adverse impact upon:</p> <ul style="list-style-type: none"> <li>i) the natural environment;</li> <li>ii) the landscape and visual amenity;</li> <li>iii) the historic environment;</li> <li>iv) the water environment;</li> <li>v) public safety, human health and amenity of people living or working nearby;</li> <li>vi) road safety and convenience of road users; AND</li> <li>vii) In all cases, the cumulative effects of such proposals on i) to vi) have been assessed for all minerals development regardless whether those developments are classed as permitted or temporary development.</li> </ul>	<b>DfI directs the Council to modify Policy MIN01 in accordance with this PAC Recommended Amendment.</b>	<b>Yes</b>	<b>Amendments to the policy may have an impact on the implementation of the policy on the sustainability objectives.</b>

				<p>In considering a proposal for the extraction of valuable minerals including metalliferous minerals, where the site is within a designated area in the Local Development Plan, due weight will be given to the reason for the statutory zoning. There will be a presumption against all mineral development within designated Special Countryside Areas.</p> <p>Within Areas of Constraint on Mineral Development, there is a presumption against mineral development unless one or more of the following criteria can be met in addition to i) to vii):</p> <ul style="list-style-type: none"> <li>viii) the proposal involves an extension to an existing minerals development; or</li> <li>ix) the minerals development will provide building materials that are substantially for the restoration and repair of built conservation interest in the local area; or</li> <li>x) the mineral is valuable; or</li> <li>xi) the mineral is of limited occurrence and there is no reasonable alternative source outside the ACMD; AND</li> <li>xii) the development is for less than 15 years duration</li> </ul> <p><b>Commercial Peat Extraction</b> Commercial peat extraction, including proposals for new or extended sites or renewal of extant permissions, shall not be permitted.</p> <p>All minerals development applications must include the proposed details of restoration and aftercare of the site in accordance with Policy MIN02. Applications for new and extended quarries within ACMDs must be accompanied by a landscape and visual impact assessment.</p>			
MOD 12	RA55	62	Page 125, Additional paragraph	<p>Valuable minerals refer to high value metalliferous minerals such as gold, silver, lead, copper and diamonds. Exploitation may create environmental effects which are particular to the methods of extraction or treatment of that mineral. In considering a proposal where the site is within a designated site or in close proximity to an area that has been designated or is proposed for designation, due weight will be given to the reason for the designation.</p> <p>There will not be a presumption against their exploitation in any area apart from within designated Special Countryside Areas. Exploration for such high value metalliferous minerals can usually be carried out under the current permitted development legislation. However, where planning permission is required, full consideration will be given to the potential environmental impacts and any risks posed to safety or human health.</p>	<b>DfI directs the Council to modify in accordance with this PAC Recommended Amendment.</b>	<b>No</b>	<b>Additional text as per FODC Proposed Change 62, added to policy clarification for valuable minerals. No further SA required as changes have no impact on policy implementation. Will have no material effects on any sustainability objectives.</b>

MOD 13	RA56		Page 126, Para 4.84	To ensure that restoration and aftercare proposals are carried out, the Council will require developers to provide a financial guarantee bond or make other financial provision.	<b>DfI directs the Council to modify paragraph 4.84 in accordance with this PAC Recommended Amendment.</b>	<b>No</b>	<b>Amendments to the policy clarificatory text at para 4.84 to reflect the language in the policy box. The minor change reflects the policy wording. Will have no material effects on any sustainability objectives.</b>
MOD 14	RA59	70	Page 130, Policy HE02 (inserting text from Paras 5.12 and 5.15)	<p><b>a) Archaeological remains of Regional Importance and their settings.</b> Development proposals which would adversely affect archaeological remains of regional importance or the integrity of their settings, including those that would merit scheduling and candidate ASAs, will only be permitted in exceptional circumstances and where the proposal is of overriding importance in Northern Ireland. Such proposals must be accompanied by sufficient and robust information to allow an assessment and evaluation of the extent of the remains and their significance.</p> <p><b>b) Archaeological remains of Local Importance and their setting.</b> Development proposals which would adversely affect archaeological remains of local importance or their settings will only be permitted where it is adequately demonstrated that the need for the proposed development clearly outweighs the value of the remains and/or their settings.</p> <p>Within the LPP, specific policies will be developed for each of the ASAs within the Council Area which will recognise and respond to their unique characteristics. The policies for specific ASAs will build on the Statement of Significance, which will themselves be a material consideration in assessing the impacts of development proposals on these landscapes.</p> <p>The Council will review existing and identify new Areas of Archaeological Potential (AAP) in the district in the Local Policies Plan.</p>	<b>DfI directs the Council to modify Policy HE02 in accordance with this PAC Recommended Amendment.</b>	<b>Yes</b>	<b>Amendments to the policy may have an impact on the implementation of the policy on the sustainability objectives.</b>
MOD 15	RA60	68	Page 130, Para 5.8	...Scheduled Monuments and Areas of Significant Archaeological Interest (ASAs). Such sites (or constituent parts of them) are statutorily protected.	<b>DfI directs the Council to modify paragraph 5.8 in accordance with this PAC Recommended Amendment.</b>	<b>No</b>	<b>Factual confirmation that Scheduled Monuments/ASAs are statutorily protected for clarification purposes.</b>
MOD 16	RA64	73	Page 131, Add to Draft Policy HE02 and insert new paragraphs	<u>Add to Draft Policy HE02:</u> The Council will seek all necessary information from applicants to allow well informed planning judgements, particularly where the impact of a development proposal on archaeological remains is unclear, or the relative significance of such remains is uncertain. Should an applicant fail to provide a suitable assessment or evaluation on request, the Council will adopt a precautionary approach and refuse planning permission.	<b>DfI directs the Council to add text to Policy HE02 in accordance with this PAC Recommended Amendment as criteria (c):</b>  <i>(c) The Council will seek all necessary information from applicants to allow well informed planning judgements,</i>	<b>Yes</b>	<b>Amendments to the policy may have an impact on the implementation of the policy on the sustainability objectives.</b>

			<p>after Para 5.14</p>	<p><u>New paragraphs after Paragraph 5.14:</u> Where the Council is minded to grant planning permission for development which will affect sites known or likely to contain archaeological remains, it will ensure that appropriate measures are taken for the identification and mitigation of the archaeological impacts of the development. The preferred treatment of archaeological remains affected by development will be considered in the following order:</p> <ul style="list-style-type: none"> <li>• preservation of remains in situ;</li> <li>• licensed excavation;</li> <li>• recording, examination and archiving of archaeology by way of condition</li> </ul> <p>The Council will review existing and identify new Areas of Archaeological Potential (AAP) in the district in the Local Policies Plan. These are areas within the settlement limits, where, based on current knowledge, it is likely that archaeological remains will be encountered during development and change.</p>	<p><i>particularly where the impact of a development proposal on archaeological remains is unclear, or the relative significance of such remains is uncertain. Should an applicant fail to provide a suitable assessment or evaluation on request, the Council will adopt a precautionary approach and refuse planning permission.</i></p> <p><b>DfI also directs the Council that the following text should be within policy HE02 as criteria (d):</b></p> <p><i>“ (d) Where the Council is minded to grant planning permission for development which will affect sites known or likely to contain archaeological remains, it will ensure that appropriate measures are taken for the identification and mitigation of the archaeological impacts of the development. The preferred treatment of archaeological remains affected by development will be considered in the following order:</i></p> <ul style="list-style-type: none"> <li>• <i>preservation of remains in situ;</i></li> <li>• <i>licensed excavation, recording, examination and archiving of archaeology by way of condition</i></li> </ul> <p><b>For Clarity, the completed policy should read as follows, to include the new insertions at MOD 14 and MOD 16 (highlighted yellow):</b></p> <p><b><u>HE02-Archaeology</u></b></p> <p><b>(a) Archaeological Remains of Regional Importance and their settings.</b> Development proposals which would adversely affect archaeological remains of regional importance or the integrity of their settings, including those that would merit scheduling and candidate ASAs, will only be permitted in exceptional circumstances and where the proposal is of overriding</p>		
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					<p>importance in Northern Ireland. Such proposals must be accompanied by sufficient and robust information to allow an assessment and evaluation of the extent of the remains and their significance.</p> <p>(b) <b>Archaeological Remains of Local Importance and their settings.</b> Development proposals which would adversely affect the archaeological remains of local importance, or their settings will only be permitted where it is adequately demonstrated that the need for the proposed development clearly outweighs the value of the remains and/or their settings.</p> <p><i>Within the LPP, specific policies will be developed for each of the ASAs within the Council Area which will recognise and respond to their unique characteristics. The policies for specific ASAs will build on the Statement of Significance, which will themselves be a material consideration in assessing the impacts of development proposals on these landscapes.</i></p> <p><i>The Council will review existing and identify new Areas of Archaeological Potential (AAP) in the district in the Local Policies Plan.</i></p> <p><i>(c) The Council will seek all necessary information from applicants to allow well informed planning judgements, particularly where the impact of a development proposal on archaeological remains is unclear, or the relative significance of such remains is uncertain. Should an applicant fail to provide a suitable assessment or evaluation on request, the Council</i></p>	
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					<p><i>will adopt a precautionary approach and refuse planning permission.</i></p> <p><i>(d) Where the Council is minded to grant planning permission for development which will affect sites known or likely to contain archaeological remains, it will ensure that appropriate measures are taken for the identification and mitigation of the archaeological impacts of the development. The preferred treatment of archaeological remains affected by development will be considered in the following order:</i></p> <ul style="list-style-type: none"> <li><i>• preservation of remains in situ;</i></li> <li><i>• licensed excavation, recording, examination and archiving of archaeology by way of condition.</i></li> </ul> <p><b>DFI directs the council to modify the clarification text to include a new paragraph after Paragraph 5.14, in line with the remaining PAC recommendation as follows:</b></p> <p><i>Areas of Archaeological Potential (AAP) which have been reviewed or identified as new, will be in areas within the settlement limits, where, based on current knowledge, it is likely that archaeological remains will be encountered during development and change.</i></p>		
MOD 17	RA65	74	Page 132, Policy HE03(a)	<p><b>a) Alterations and Extensions to a Listed Building and development in the setting of a Listed Building</b></p> <p>The Council will only permit development proposals that affect listed buildings and their settings where it can be demonstrated that all of the following criteria are met:</p> <ul style="list-style-type: none"> <li>• the essential character, its special architectural and/or historical interest, integrity and setting of the listed building will be protected, conserved and enhanced;</li> <li>• the proposal makes use of quality materials and techniques (traditional and/or sympathetic) in-keeping</li> </ul>	<p><b>Dfi directs the Council to modify policy HE03(a) in accordance with this PAC Recommended Amendment, incorporating the following typographical correction (highlighted in yellow)</b></p> <p><b>a) Alterations and Extensions to a Listed Building and development in the setting of a</b></p>	No	Amendment relates to typographical error..

			<ul style="list-style-type: none"> <li>with architectural details of the listed building;</li> <li>the detailed design respects the character and appearance of the listed building and its setting in terms of scale, height, massing, proportion and alignment; and</li> <li>where a change of use is proposed, the use is compatible with the fabric, appearance, setting and character of the building; and</li> <li>the alteration is desirable or necessary.</li> </ul>	<p><b>Listed Building</b></p> <p>The Council will only permit development proposals that affect listed buildings and their settings where it can be demonstrated that all of the following criteria are met:</p> <ul style="list-style-type: none"> <li>the essential character, its special architectural and/or historical interest, integrity and setting of the listed building will be protected, conserved and enhanced;</li> <li>the proposal makes use of quality materials and techniques (traditional and/or sympathetic) in-keeping with architectural details of the listed building;</li> <li>the detailed design respects the character and appearance of the listed building and its setting in terms of scale, height, massing, proportion and alignment; <b>and</b></li> <li>where a change of use is proposed, the use is compatible with the fabric, appearance, setting and character of the building; and</li> <li>the alteration is desirable or necessary.</li> </ul>		
MOD 18	RA66	Page 132, Policy HE03	Draft Policy HE03's title should include reference to change of use.	<p><b>DFI directs the Council to modify the sub-title of HE03(a) as follows:</b></p> <p><i>"a) <b>Change of Use</b>, Alterations and Extensions to a Listed Building and development in the setting of a Listed Building"</i></p>	No	Proposed change to reflect policy intent in section below.
MOD 19	RA67	Page 132, Policy HE03	Fourth bullet of Draft Policy HE03(a) should state that the change of use secures its ongoing viability and upkeep.	<p><b>DFI directs the Council to modify the 4<sup>th</sup> bullet point of HE03(a) as follows (highlighted in yellow):</b></p> <p>The Council will only permit development proposals that affect listed buildings and their settings where it can be demonstrated that all of the following criteria are met:</p> <ul style="list-style-type: none"> <li>the essential character, its special architectural and/or historical interest,</li> </ul>	No	PAC amendment proposed to take account of policy BH7 of PPS6, para 6.13 of the SPPS and RG11 of the RDS. Will have no material effects on any sustainability objectives.

					<p>integrity and setting of the listed building will be protected, conserved and enhanced;</p> <ul style="list-style-type: none"> <li>• the proposal makes use of quality materials and techniques (traditional and/or sympathetic) in-keeping with architectural details of the listed building;</li> <li>• the detailed design respects the character and appearance of the listed building and its setting in terms of scale, height, massing, proportion and alignment;</li> <li>• where a change of use is proposed, the use is compatible with the fabric, appearance, setting and character of the building <i>and it secures the ongoing viability and upkeep of the listed building;</i> <i>and</i></li> <li>• the alteration is desirable or necessary.</li> </ul>		
MOD 20	RA68	75 and 77	Page 132, Policy HE03(b)	<p>The policy should be amended to state the presumption in favour of the retention of listed buildings.</p> <p>The first sentence of the second bullet point should be amended as this could be misinterpreted.</p> <p>The second sentence of the second bullet point should also be amended to read 'In such cases, appropriate arrangements must be in place for recording the building prior to demolition. Where consent for the total demolition of a listed building, or any significant part of it, is granted, this will be conditional on prior agreement for the redevelopment of the site'.</p>	<p><b>DFI directs the Council to modify HE03(b) in accordance with this PAC Recommended Amendment to also include the words (highlighted in yellow) as follows:</b></p> <p><b>b) Demolition of a Listed Building</b>  <i>There will be a presumption in favour of retaining listed buildings.</i> The total or part demolition of a listed building will only be permitted in exceptional circumstances where it is demonstrated that:</p> <ul style="list-style-type: none"> <li>• It cannot be retained in its original or reasonably modified form; and</li> <li>• demolition is necessary, <i>justified by clear and convincing evidence with conservation expertise</i></li> </ul> <p>In such cases, appropriate arrangements must be in place for recording the building prior to demolition and for the timely redevelopment of the site. Where consent for the total demolition of a listed building, or any significant part of it, is granted, this will be conditional on prior agreement for the redevelopment of the site.</p> <p>This modification will result in paragraph 5.16 being deleted.</p>	No	<p><b>RA68 does not change the intention or thrust of the policy, the additional text at the end expands upon an existing point in policy. Will have no material effects on any sustainability objectives.</b></p>

MOD 21	RA69		Page 133, Policy HE04(a)	Add 'in the interests of enhancing or preserving the character of a Conservation Area...'	<b>DfI directs the Council to modify Policy HE04(a) in accordance with this PAC Recommended Amendment.</b>	<b>No</b>	<b>Text added to take account of guiding principle of SPPS to afford special regard to desirability of enhancing its character or appearance where an opportunity to do so exists, or preserve its character or appearance where an opportunity to enhance does not arise. Addition does not change the intention nor thrust of the policy. Will have no material effects on any sustainability objectives.</b>
MOD 22	RA72		Page 133, Policy HE04(b)	Draft Policy HE04(b) should require that it be demonstrated that the new building enhances the character or appearance of the area.	<b>DfI directs the Council to modify HE04(b) as follows (highlighted in yellow):</b>  (b) Demolition of an Unlisted Building in a Conservation Area Development proposals involving the demolition of an Unlisted Building in a Conservation Area will only be permitted in exceptional circumstances where it is demonstrated that the building makes no material contribution to the character or appearance of the area; <b>and where it is demonstrated that the new building enhances the character or appearance of the area.</b>	<b>Yes</b>	<b>Amendments to the policy may have an impact on the implementation of the policy on the sustainability objectives.</b>
MOD 23	RA83	91	Page 140, Policy HE08	The Council will only permit 'Enabling Development' relating to the conservation, refurbishment and re-use of a Heritage Asset in exceptional circumstances where it will not materially harm its heritage value or setting. It must be demonstrated through a Statement of Justification that all of the following criteria will be met'.	<b>DfI directs the Council to modify Policy HE08 in accordance with this PAC Recommended Amendment</b>	<b>No</b>	<b>Proposed rewording of HE08 policy wording doesn't change the thrust or intent of the policy. Will have no material effects on any sustainability objectives.</b>
MOD 24	RA84	92	Page 140, Policy HE08	The criteria that an enabling development proposal will need to demonstrate in the Statement of Justification should be amended as include:  <ul style="list-style-type: none"> <li>• It is demonstrated that the amount of enabling development is the minimum necessary to secure the future of the place, and that its form minimises harm to other public interests;</li> <li>• The impact of the enabling development is precisely defined at the outset;</li> </ul> <p>The criteria should be contained within the policy headnote of Draft Policy HE08 rather than in the clarification text of paragraph 5.28.</p>	<b>DfI directs the Council to modify Policy HE08 in accordance with this PAC Recommended Amendment.</b>  <b>For Clarity, the completed policy should read as follows, to include the new insertions at MOD 23 and MOD 24:</b>  <b>Policy HE08 – Enabling Development</b>  The Council will only permit 'Enabling Development' relating to the conservation, refurbishment and re-use of a Heritage Asset in exceptional	<b>No</b>	<b>The criteria have been moved to take account of PPS 23 and para 6.26 of the SPPS. The proposal does not change the intention of the policy Will have no material effects on any sustainability objectives.</b>

				<p>circumstances where it will not materially harm its heritage value or setting. It must be demonstrated through a Statement of Justification that all of the following criteria will be met:</p> <ul style="list-style-type: none"> <li>• It will not materially harm the heritage values of the place or its setting;</li> <li>• It avoids detrimental fragmentation of management of the place;</li> <li>• It will secure the long-term future of the place and, where applicable, its continued use for a sympathetic purpose;</li> <li>• It is necessary to resolve problems arising from the inherent needs of the place, rather than the circumstances of the present owner, or the purchase price paid;</li> <li>• Sufficient subsidy is not available from any other source;</li> <li>• It is demonstrated that the amount of enabling development is the minimum necessary to secure the future of the place, and that its form minimises harm to other public interests;</li> <li>• The impact of the enabling development is precisely defined at the outset; and</li> <li>• The public benefit of securing the future of the heritage asset through such enabling development decisively outweighs the dis-benefits of departing from the normal policy presumption of the local development plan.</li> </ul> <p><b>For clarity the revised policy clarification text at para 5.28 should end with:</b></p> <p>‘Where a preliminary assessment indicates that the development proposals would not result in public benefit this policy should not be applied’.</p>	
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					This takes into account the criteria that has been moved out of policy clarification and inserted into the policy headnote HE08.		
MOD 25	RA87	Page 142, Policy HE09	Include consideration of the effect of an application on the significance of a non-designated heritage asset, such as an unlisted vernacular building or historic building of local importance, when determining a planning application.	<p><b>DFI directs the Council to modify HE09 to include the following paragraph (highlighted in yellow). Council to note this policy has been previously modified by RA85 of Schedule 1:</b></p> <p><b>For clarity the completed policy should read as follows, to include the new changes within RA85 and RA87:</b></p> <p><b>HE09 – Change of Use, conversion or re-use of an unlisted locally important building of vernacular building</b></p> <p>The change of use, sympathetic conversion or re-use of an unlisted locally important building or unlisted vernacular building will be encouraged. Proposals will be required to secure its upkeep and retention and ensure that no significant harm or loss is caused to the appearance or character of the building and its setting. The following criteria must be met:</p> <ol style="list-style-type: none"> <li>I. Maintain or enhance the form, character, architectural features and setting of the existing building and not have an adverse effect on the character or appearance of the locality; and</li> <li>II. Any new extensions, alterations or adaptations are sympathetic to the scale, massing and architectural style of the building and should not significantly alter the appearance or character of the building.</li> </ol> <p><i>The effect of an application on the significance of a non-designated heritage asset such as an unlisted vernacular building or historic building of local importance should be taken into</i></p>	Yes	<b>Amendments to the policy may have an impact on the implementation of the policy on the sustainability objectives.</b>	

					<i>account in determining the application</i>		
MOD 26	RA89	96	Page 145, Policy NE02	<p><b>European Protected Species</b> Development that is likely to harm a European Protected species will not be permitted unless it can be demonstrated that:</p> <ul style="list-style-type: none"> <li>(a) there is no satisfactory alternative;</li> <li>(b) the development is required in the interest of public health or public safety, or for other imperative reasons of over-riding public interest, including those of a social and economic nature and beneficial consequences of primary importance to the environment;</li> <li>(c) there is no detriment to the maintenance of the population of the species at a favourable conservation status; and</li> <li>(d) mitigation and compensatory measures are agreed and their delivery secured.</li> </ul> <p><b>Other Protected Species</b></p>	<b>DfI directs the Council to modify Policy NE02 in accordance with this PAC Recommended Amendment.</b>	<b>No</b>	<b>Amended policy wording so it aligns with SPPS and distinguishes between the different policy tests for EU and nationally protected species. Will have no material effects on any sustainability objectives.</b>

				The Council will only permit development that is not likely to harm any statutorily protected species and where any impact arising can be adequately mitigated or compensated against.			
MOD 27	RA90	97	Page 146, Policy NE03	<p><b>Other Habitats, Species or Features of Natural Heritage importance</b></p> <p>The Council will only permit development likely to result in an unacceptable adverse impact on, or damage to, habitats, species or the features listed below, where the benefits of the development outweigh the value of the habitat, species or feature. In such cases, appropriate mitigation and/or compensatory measures will be required.</p> <ul style="list-style-type: none"> <li>• priority habitats;</li> <li>• priority species;</li> <li>• active peatland;</li> <li>• ancient and long established woodland;</li> <li>• features of earth science conservation importance;</li> <li>• features of the landscape which are of major importance for wild flora and fauna;</li> <li>• rare or threatened native species;</li> <li>• wetlands (including river corridors); or</li> <li>• other natural heritage features worthy of protection, including trees and woodland;</li> </ul> <p>Where there is potential that a habitat, species or other feature of natural heritage importance exists on a site or is likely to be impacted by development, the developer will be required to carry out an appropriate survey of the site's interests and undertake a suitable ecological appraisal.</p>	<p><b>DfI directs the Council to modify Policy NE03 in accordance with this PAC Recommended Amendment, incorporating the following typographical correction (highlighted in yellow):</b></p> <p><b>“Other Habitats, Species or Features of Natural Heritage importance</b></p> <p>The Council will only permit development likely to result in an unacceptable adverse impact on, or damage to, habitats, species or the features listed below, where the benefits of the development outweigh the value of the habitat, species or feature. In such cases, appropriate mitigation and/or compensatory measures will be required.</p> <ul style="list-style-type: none"> <li>• priority habitats;</li> <li>• priority species;</li> <li>• active peatland;</li> <li>• ancient and long established woodland;</li> <li>• features of earth science conservation importance;</li> <li>• features of the landscape which are of major importance for wild flora and fauna;</li> <li>• rare or threatened native species;</li> <li>• wetlands (including river corridors); or</li> <li>• other natural heritage features worthy of protection, including trees and woodland.</li> </ul> <p>Where there is potential that a habitat, species or other feature of natural heritage importance exists on a site or is likely to be impacted by development, the developer will be required to carry out an appropriate survey of the site's interests and undertake a suitable ecological appraisal.”</p>	No	Amended policy title to fully reflect the revised policy intentions and amend policy wording to more fully align with the SPPS. Will have no material effects on any sustainability objectives.
MOD 28	RA91	98	Page 146, Para 5.44	Priority habitats and species may fall within and beyond designated sites. They include both European (as identified under Annex I and II of the Habitats Directive and Annex I of the	<b>DfI directs the Council to modify paragraph 5.44 in accordance with this PAC Recommended Amendment,</b>	No	Remove and replace policy clarification in relation to European and NI priority habitats and species. Will have no



				Birds Directive) and Northern Ireland priority habits and species identified through the Northern Ireland Biodiversity Strategy (NIBS) (to achieve the statutory duties under the Wildlife and Natural Environment (NI) Act 2011).	<b>incorporating the following typographical correction (highlighted in yellow):</b>  Priority habitats and species may fall within and beyond designated sites. They include both European (as identified under Annex I and II of the Habitats Directive and Annex I of the Birds Directive) and Northern Ireland priority <b>habits habitats</b> and species identified through the Northern Ireland Biodiversity Strategy (NIBS) (to achieve the statutory duties under the Wildlife and Natural Environment (NI) Act 2011).		<b>material effects on any sustainability objectives.</b>
MOD 29	RA92		Page 147, Para 5.49	The Council undertook a Landscape Character Review for Fermanagh and Omagh as part of its evidence base. It also undertook a Landscape Designation Review for Fermanagh and Omagh. These documents informed the designations made in this part of the plan strategy. The Council has designated three Special Countryside Areas (SCAs). These are exceptional landscapes, wherein the quality of the landscape and unique amenity value is such that they require protection from inappropriate development. They are: <ul style="list-style-type: none"> <li>(i) Cuilcagh Mountain;</li> <li>(ii) The High Summits of the Sperrins; and</li> <li>(iii) The Islands of Lough Erne, Lough Macnean and Lough Melvin.</li> </ul> <p>Additionally, the Council has designated three Areas of High Scenic Value (AoHSVs). These are those parts of the countryside that are of a relatively unspoilt nature, and which provide an attractive setting of local importance. They are:  <ul style="list-style-type: none"> <li>(i) Cuilcagh, Marlbank and Lower Lough Macnean;</li> <li>(ii) Upper Lough Erne; and</li> <li>(iii) Lower Lough Erne.</li> </ul> <p>Further details are found in L02 (SCAs) and L03 (AoHSV).</p></p>	<b>DfI directs the Council to modify paragraph 5.49 in accordance with this PAC Recommended Amendment.</b>	<b>No</b>	<b>Amendment to Para 5.49 suggested at IE by FODC to reflect factual wording of Landscape Hierarchy. This minor amendment provides further clarity to policy clarificatory text.</b>
MOD 30	RA97	103	Page 150, L03	Proposals for development within Areas of High Scenic Value will only be permitted where it is demonstrated that they would not adversely affect or change either the quality or character of the landscape or the settings of the loughs. All proposals must have regard to siting, massing, shape, design, finishes and landscaping in order that they may be integrated into the landscape. Exceptional consideration will be given to the provision of pathways and informal recreational facilities of an appropriate scale and in a suitable location.	<b>DfI directs the Council to modify Policy L03 in accordance with this PAC Recommended Amendment.</b>	<b>Yes</b>	<b>Amendments to the policy may have an impact on the implementation of the policy on the sustainability objectives.</b>

				Within these areas, a site-specific landscape and visual impact assessment (LVIA) will be required for all large- scale development as part of a planning application.			
MOD 31	RA98		Page 150, Para 5.56	Development proposals should take into account the findings of the Fermanagh and Omagh Landscape Character Assessment (LCA) (2018), in particular the statement of importance which outlines the significance of each area and opportunities for change. Any analysis to assess the potential landscape and visual effects of the sensitivity of the landscape, should include consideration of the sensitivity of the landscape, the cumulative impacts of development and the capacity of the Area of High Scenic value to absorb the development proposal.	<b>DfI directs the Council to modify paragraph 5.56 in accordance with this PAC Recommended Amendment.</b>	<b>No</b>	<b>Sentence deleted here and added to end of L03 policy box. Will have no material effects on any sustainability objectives.</b>
<b>INFRASTRUCTURE</b>							
MOD 32	RA 101	107	Para 6.4	Define the limits of the floodplain as the extent of a modelled flood event with a 1 in 100 year probability (Annual Exceedance Probability (AEP)) of 1% plus the latest climate change addition, in accordance with the latest guidance published by DfI.	<b>DfI directs the Council to modify para 6.4 in accordance with this PAC Recommended Amendment to include an additional change (highlighted yellow) as follows:</b>  <i>“6.4. A flood plain is an area that stores and conveys water during times of flood from a watercourse. They are generally flat areas adjacent to a watercourse where water flows in a flood, or would flow, but for the presence of flood defences. The limits of the floodplain are defined by the peak water level of an appropriate return period event defined as being with a 1 in 100-year probability (Annual Exceedance Probability (AEP)) of 1% plus an up-to-date climate change prediction, in accordance with the latest guidance published by DfI”.</i>	<b>No</b>	<b>DfI proposed amendment provides greater clarity in policy clarification. Definition agreed at I.E. Will have no material effects on any sustainability objectives.</b>
MOD 33	RA 102		Page 153, Para 6.5	Policy clarification to state within paragraph 6.5 that DfI Rivers, as the competent authority, need to confirm that flood defences are structurally adequate and provide the minimum standard of 1% Annual Exceedance Probability fluvial flood protection.	<b>DfI directs the Council to modify para 6.5 as follows (highlighted yellow):</b>  <i>“6.5. A defended area is an area of the flood plain where flooding would normally occur except for the presence of flood defences which usually consist of new hard engineered or earthen bank flood defences. The location of the flood defences and the areas benefiting from their protection are shown on the Flood maps NI. DfI Rivers, as the competent authority, need to confirm that flood defences are</i>	<b>No</b>	<b>Sentence added to Policy Clarification FLD01 para 6.5 to confirm DfI need to confirm defences are structurally adequate. Will have no material effects on any sustainability objectives.</b>

					<i>structurally adequate and provide the minimum standard of 1% Annual Exceedance Probability fluvial flood protection.</i>		
MOD 34	RA 103		Page 154, Policy FL02	An amendment should be made to changing the emphasis of the policy so that it is expressed in negative terms; this would reflect the precautionary approach to development in areas of flood risk.	<p><b>DFI directs the Council to modify policy FLD02 as follows (highlighted in yellow):</b></p> <p><i>'The Council will <b>not</b> support new development at risk from surface water flooding or which would increase the risk of flooding elsewhere <b>unless where</b> it is demonstrated through <b>a drainage assessment</b> that adequate drainage measures will be put in place so as to effectively mitigate the flood risk to the proposed development <b>or to</b> and from the development elsewhere.'</i></p> <p>All new development proposals for new building(s) and the change of use of buildings within an area at risk from surface water flooding must incorporate flood proofing measures.</p> <p><i>A drainage assessment <b>will be required</b> must accompany applications for the following types of development...'</i></p> <ul style="list-style-type: none"> <li>• <i>a residential development comprising of 10 or more dwelling units;</i></li> <li>• <i>a development site in excess of 1 hectare;</i></li> <li>• <i>a change of use, new buildings and/or hard surfacing exceeding 1000 square metres in area;</i></li> <li>• <i>where a proposed development (excluding minor development) is located in an area where there is evidence of a history of surface water flooding;</i></li> <li>• <i>where surface water run-off from the development may adversely impact upon other development or features of the Natural and Historic Environment (unless it falls within one of the categories (a) to (c) of <b>draft</b> Policy FLD01)."</i></li> </ul>	<b>No</b>	<b>Amendment to rewrite policy in negative emphasis. The thrust and intent of the policy remains the same. Will have no material effects on any sustainability objectives.</b>

MOD 35	RA 104		Page 154-155, Para 6.10	Policy clarification text to provide direction in relation to the instances when a Drainage Assessment is required under the policy so that a developer is aware that it is their responsibility to assess the flood risk, drainage impact, to mitigate the risk to the development and any impact beyond the site.	<p><b>DFI directs the Council to modify paragraph 6.10 in accordance with this PAC Recommended Amendment. This text should be added to the end of the first paragraph at top of page 155 of the dPS:</b></p> <p><i>'In some areas there may be potential for surface water flooding, as opposed to a known history of this type of flooding. Where there is potential for surface water flooding, for example as indicated by the surface water layer of the Flood maps NI, the onus should rest upon the developer to assess the flood risk and drainage impact and to mitigate the risk to the development and any adverse impacts beyond the site.'</i></p> <p><b>Note: For clarity, RA 105 of Schedule 1 of this direction has already moved the clarification text at the top of page 155 into the policy headnote, which has been further modified as detailed in MOD34 above.</b></p>	No	<b>Addition of clarificatory text to be specific as to the requirements where the potential for surface water flooding exists as per para 6.117 of the SPPS. Will have no material effects on any sustainability objectives.</b>
MOD 36	RA 107	110	Page 156, Policy FLD04	Draft Policy FLD04 should relate to all watercourses	<p><b>DFI directs the Council to amend FLD04 as follows (highlighted in yellow):</b></p> <p><i>"Development proposals located beside a flood defence, control structure or <b>any watercourse</b>....."</i></p> <p><b>DFI directs council to modify Footnote 14 as follows:</b></p> <p><i><b>"designated A Watercourse - is a river, stream, canal, ditch or culvert managed and maintained by DfI river as defined in Drainage (Northern Ireland) Order 1973"</b></i></p>	Yes	<b>Amendments to the policy may have an impact on the implementation of the policy on the sustainability objectives.</b>
MOD 37	RA 108	110	Page 156, Para 6.17	'These working strips (areas in which mechanical equipment can operate easily) may be up to 10m in width....	<b>DfI directs the Council to modify paragraph 6.17 in accordance with this PAC Recommended Amendment.</b>	No	<b>Modification relates to policy clarification. The wording was discussed at the IE hearing. It will not impact on the intent or thrust of Policy FLD01. Will have no material effects on any sustainability objectives.</b>

MOD 38	RA 109	111	Page 157, Policy FLD05	Amend the wording of Draft Policy FLD05 to state that it will only be permitted in exceptional circumstances.	<b>DFI directs the Council to amend FLD05 as follows (highlighted in yellow):</b>  “The Council will <b>only</b> permit the artificial modification of a watercourse <b>in exceptional circumstances</b> where.”	<b>No</b>	<b>The modification is in line with the wording of paragraph 6.125 of the SPPS. The use of the word ‘only’ and ‘in exceptional circumstances’ emphasises a strict policy approach as reflected in FLD05 which lists the only 2 instances in which permission may be gained. Will have no material effects on any sustainability objectives.</b>
MOD 39	RA 110	112	Page 158, Policy FLD06	<p><b>Development in Proximity to Controlled Reservoirs</b></p> <ul style="list-style-type: none"> <li>Where a proposal for new development lies within the flood inundation area of a Controlled reservoir, the Council will grant permission where it can be demonstrated that the condition, management and maintenance regime of the reservoir is appropriate to provide sufficient assurance, provided by a suitably qualified engineer regarding reservoir safety.</li> <li>Where assurance on the condition, management and maintenance regime of the relevant reservoir/s is not demonstrated, the application must be accompanied by a Flood Risk Assessment, or other analysis, which assesses the downstream flood risk in the event of an uncontrolled release of water due to reservoir failure as being acceptable to enable the development to proceed.</li> </ul> <p>There will be a presumption against development within the potential flood inundation area for proposals that include:</p> <ul style="list-style-type: none"> <li>essential infrastructure;</li> <li>storage of hazardous substances;</li> <li>accommodation for vulnerable groups; and</li> <li>for any development located in areas where the FRA indicates potential for an unacceptable combination of depth and velocity.</li> </ul>	<p><b>Dfi directs the Council to modify in accordance with this PAC Recommended Amendment, incorporating the following typographical correction (highlighted in yellow):</b></p> <p><b>Policy FLD 06: Development in Proximity to Controlled Reservoirs</b></p> <ul style="list-style-type: none"> <li>Where a proposal for new development lies within the flood inundation area of a <b>controlled</b> reservoir, the Council will grant permission where it can be demonstrated that the condition, management and maintenance regime of the reservoir is appropriate to provide sufficient assurance, provided by a suitably qualified engineer regarding reservoir safety.</li> <li>Where assurance on the condition, management and maintenance regime of the relevant reservoir/s is not demonstrated, the application must be accompanied by a Flood Risk Assessment, or other analysis, which assesses the downstream flood risk in the event of an uncontrolled release of water due to reservoir failure as being acceptable to enable the development to proceed.</li> </ul> <p>There will be a presumption against development within the potential flood inundation area for proposals that include:</p> <ul style="list-style-type: none"> <li>essential infrastructure;</li> </ul>	<b>Yes</b>	<b>Amendments to the policy may have an impact on the implementation of the policy on the sustainability objectives.</b>

					<ul style="list-style-type: none"> <li>• storage of hazardous substances;</li> <li>• accommodation for vulnerable groups; and</li> <li>• for any development located in areas where the FRA indicates potential for an unacceptable combination of depth and velocity.</li> </ul>		
MOD 40	RA 111	113	Page 158, Para 6.21	Controlled reservoirs (or dams as they are often referred to) have a potential risk of flooding as they are capable of holding 10,000m <sup>3</sup> or more of water above the natural level of any part of the surrounding land (as defined in the reservoirs Act 2015). It is therefore necessary that proposals within the inundation area are accompanied by an assessment of reservoir safety and assurance from a suitably qualified engineer. Where assurance is not demonstrated there is a requirement for a FRA which demonstrates an assessment of the downstream flood risk in the event of:	<p><b>DfI directs the Council to modify paragraph 6.21 in accordance with this PAC Recommended Amendment to include a grammar error and the full title of the Act, for clarity, (highlighted in yellow).</b></p> <p>‘Controlled reservoirs (or dams as they are often referred to) have a potential risk of flooding as they are capable of holding 10,000m<sup>3</sup> or more of water above the natural level of any part of the surrounding land (as defined in the Reservoirs Act (Northern Ireland) 2015). It is therefore necessary that proposals within the inundation area are accompanied by an assessment of reservoir safety and assurance from a suitably qualified engineer. Where assurance is not demonstrated there is a requirement for a FRA which demonstrates an assessment of the downstream flood risk in the event of:</p>	<b>No</b>	<b>The modifications relate to clarification text, including a grammar error and including the full title of the Act. It will not impact on the intent of the relevant policy.</b>

MOD 41	RA 113	116 and 117	Page 159, Policy RE01 and para 6.27	<p>The Council will permit proposals for the generation of energy from renewable or low carbon sources and any associated buildings and infrastructure, where it can be demonstrated that there will be no unacceptable adverse impact upon:</p> <ul style="list-style-type: none"> <li>a) public safety, human health, or residential amenity;</li> <li>b) visual amenity and landscape character;</li> <li>c) biodiversity, nature conservation or historic environment and their settings;</li> <li>d) local natural resources, such as air quality or water quality and quantity;</li> <li>e) the safety of public footpaths, highways;</li> <li>f) aviation interests, broadcasting installations and all other telecommunications.</li> <li>g) public access to the countryside and/or recreational/tourist use of the area;</li> <li>h) flood risk;</li> <li>i) any renewable energy development on active peatland will not be permitted unless there are imperative reasons of overriding public interest'; <u>And</u></li> <li>j) they do not create unacceptable cumulative impacts when viewed in conjunction with other operational and approved, and those which are currently the subject of valid but undetermined applications for renewable and low carbon energy generation developments.</li> </ul> <p><b>Wind Energy Proposals</b> In addition to criteria (a) - (j) above, all proposals for wind energy development including single turbines and wind farms, extensions and repowering will be required to comply with the Fermanagh and Omagh Landscape Wind Energy Strategy (Appendix 7) and demonstrate that:</p> <ul style="list-style-type: none"> <li>k) they do not result in unacceptable impacts on nearby residential properties and/or any sensitive receptors in terms of noise, visual dominance, shadow flicker, ice throw or reflective light;</li> <li>l) the development will not create a significant risk of landslide or bog burst;</li> <li>m) the proposed entrance is adequate for both the construction and operation phase of the development along with the local access road network to facilitate construction of the proposal and transportation of large machinery and turbine parts to site;</li> <li>n) a separation distance of 10 times rotor diameter to an occupied, temporarily unoccupied or approved property can be achieved, with a minimum distance not less than 500m will generally apply to wind farms with single turbine proposals assessed on a case by case basis; and</li> <li>o) the above-ground redundant plant (including turbines), buildings and associated infrastructure shall be removed and the site restored as per the agreed Decommissioning</li> </ul>	<p><b>Dfl directs the Council to modify Policy RE01 and paragraph 6.27 in accordance with this PAC Recommended Amendment</b></p> <p><b>In relation to wording regarding “temporary unoccupied” Dfl directs the Council to include the following text at para 6.27 (highlighted yellow) in line with the councils proposed change 117 (document FODC 110)</b></p> <p>6.27. Sensitive receptors are defined as habitable residential accommodation (although not necessarily occupied, <b>can include temporarily unoccupied dwellings capable of immediate occupation</b>), hospitals, schools and churches. With regards to the future decommissioning and proposals for site restoration in the event that the site becomes redundant and is no longer generating energy, the Council will use planning conditions (or a legal agreement where appropriate) to ensure the works necessary to restore the site to an agreed standard are undertaken.</p> <p>For information PC 117 says: Sensitive receptors are defined as habitable residential accommodation (although not necessarily occupied), hospitals, schools and churches. Temporarily unoccupied refers to a dwelling capable of immediate occupation.</p> <p>r)</p>	No	<p><b>No further SA is required as the proposed minor modification includes definition from elsewhere in the Plan Strategy for information and therefore does not have an impact on the sustainability objectives.</b></p>
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			<p>and final Restoration Plan which should include details of the final restoration scheme and proposed future land use. The Plan should include the following;</p> <ul style="list-style-type: none"> <li>• timescales for completion of individual phases of restoration where a progressive scheme is proposed;</li> <li>• aftercare arrangements once restoration is complete.</li> </ul> <p>p) All wind turbines should be set back at least fall distance plus 10% from the edge of any public road or public right of way.</p> <p><b>Ground Mounted Solar PV installations</b>  Ground mounted solar PV installations i.e. solar farms will not be permitted within the Sperrin AONB, Special Countryside Areas (SCAs) and Areas of High Scenic Value (AoHSV).  Outside the Sperrin AONB, Special Countryside Areas (SCAs) and Areas of High Scenic Value (AoHSV), we will support proposals for large scale solar farms which meet criteria (a) – (j) above and the following criteria:</p> <ul style="list-style-type: none"> <li>q) they do not result in unacceptable impacts on nearby residential properties and/or any sensitive receptors.</li> <li>r) The proposed entrance is adequate for both the construction and operation phase of the development along with the local access road network to facilitate construction of the proposal and transportation of machinery and part to the site.</li> </ul> <p>Additional clarification should be added to paragraph 6.27 to state that temporary unoccupied refers to a dwelling capable of immediate occupation.</p>		
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MOD 42	RA 117		Page 161 and 249, Part Two Para 6.28 and Para 1.3, Appendix 7	The reference to the Landscape Wind Energy Strategy being the principal material consideration for wind energy proposals should be removed from the Draft Plan Strategy.	<b>Dfl directs the Council to modify Part 2 paragraph 6.28 and paragraph 1.3 Appendix 7 in accordance with this PAC Recommended Amendment.</b>	No	The modification is asking for test to be removed. The Landscape Wind Energy Strategy will remain a material consideration in the determination of applications. Clarifies way in which the material consideration is to be treated under the plan led system. Will have no material effects on any sustainability objectives.
MOD 43	RA 123		Page 166, Policy TR04 criterion (d)(ii)	d) (ii) a farm dwelling, a dwelling that serves the needs of an established commercial or industrial enterprise, or is for other development that would meet the criteria for development in the countryside and where access cannot be reasonably obtained from an adjacent minor road, use of an existing vehicular access onto a protected route will be permitted.	<b>Dfl directs the Council to modify Policy TR04 (d)(ii) in accordance with this PAC Recommended Amendment.</b>	No	The modification is required so the policy takes account of paragraph 6.301 of the SPPS. It is not considered the minor amendment would affect the overall likely effects on social, economic and environmental interests as already assessed.
MOD 44	RA 126	13	Page 47 ,Part Two, Paragraph 1.3	Paragraph 1.3 of Part Two, Section 1.0 Introduction should state that in determining planning applications the Council will be guided by the precautionary approach that where there are significant risks of damage to the environment, its protection will generally be paramount, unless there are imperative reasons of overriding public interest.	<b>DFI directs the Council to amend Part 2, paragraph 1.3 as follows (highlighted in yellow):</b>  The Planning Act 2011 establishes as plan -led system which gives primacy to the Local development Plan in the determination of planning applications unless other material consideration indicates otherwise. <b>The council will be guided by the precautionary approach and where there are significant risks of damage to the environment, its protection will generally be paramount, unless there are imperative reasons of overriding public interest.</b> Our <del>draft</del> Plan Strategy provides the plan-led policy framework for day-to-day decisions to help realise the Councils Vision and Objectives and deliver sustainable development including future housing, employment, retail and infrastructure provision across the Council area.	No	As the modification reflects the demonstrable harm test in the SPPS and the wording reflects that of the proposed change no. 13, no further SA is required.
MOD 45	RA 127		Page 173, Policy WM01	Draft Policy WM01 should be amended to ensure that waste management facilities do not cause damage to habitats or heritage.	<b>DFI directs the Council to amend policy WM01 as follows (highlighted yellow):</b>  The Council will support a development proposal for the expansion of or creation of a waste management facility where it has been demonstrated that there is a	No	The modification reflects paragraph 6.322 of the SPPS in relation to habitat and heritage. The Plan contains relevant policy on habitats or heritage, so this is clarificatory in nature. No further SA is required as the habitats/heritage policy have already been assessed in the relevant section.

					<p>need and where it meets one or more of the following locational criteria:</p> <ul style="list-style-type: none"> <li>i) An existing industrial area of a character appropriate to the development;</li> <li>ii) An active or existing worked out hard rock quarry;</li> <li>iii) An existing or former waste management site including a land fill site;</li> <li>iv) A site adjacent to existing waste management facilities;</li> <li>v) A rural location where it involves the reuse of existing building(s) or on land within or adjacent to an existing non-residential building group;</li> <li>vi) The re-use of previously developed derelict or contaminated land or where existing or redundant buildings can be utilised.</li> </ul> <p>And also meets all of the following environmental criteria:</p> <ul style="list-style-type: none"> <li>i) it will not have a detrimental impact on the operations of neighbouring land uses or prejudice the development of neighbouring land which is zoned within the Ldp for a specified use (e.g. housing);</li> <li>ii) it will not cause demonstrable harm to human health;</li> <li>iii) it will not cause damage to habitats or heritage;</li> <li>iv) it will not pose a risk to the environment from pollution including to air, water or soil resources; and</li> <li>v) in the case of waste disposal, there will be practical restoration and aftercare arrangements</li> </ul>		<b>Will have no material effects on any sustainability objectives.</b>
MOD 46	RA 129	133	Page 175, Para 6.70	<p>Due to their nature and scale, many WWTWs have the potential to have a significant impact on the environment and on the amenity of local communities. Odour Consultation Zones may be identified for WWTWs. Many existing WWTWs are located close to or within settlements limits...</p>	<p><b>DfI directs the Council to modify and include this text (highlighted yellow) at para 6.70 as follows (Note PC 133 of Oct 2020 referred incorrectly to paragraph -6.71):</b></p> <p><b>6.70.</b> Due to their nature and scale, many WWTWs have the potential to have a significant impact on the environment and on the amenity of local communities. <b>Odour Consultation Zones may be identified for WWTWs.</b> Many existing</p>	<b>No</b>	<b>The minor amendment relates to clarification that OCZs may be identified for WWTWs. No further SA is required as the changes will have no material effects on any sustainability objectives.</b>

					WWTWs are located close to or within settlements limits, however, on occasions they are located in the countryside away from residential development. Upgrades to existing WWTWs may be necessary to better treat waste waters but these will need to be carried out sensitively, taking into account the environmental criteria of draft policy WM01.		
<b>MONITORING AND REVIEW</b>							
MOD 47	RA 130	134	Page 178-212, Tables 7 and 8	Indicative Monitoring Framework should replace the monitoring indicators however given that Draft Policy HE03 states that the total or part demolition of a listed building must not be permitted unless there are exceptional circumstances, it is appropriate that the trigger for all listed buildings is 5% (Indicator 16). The number of applications for the demolition of any significant part of a listed buildings should also be monitored and therefore Indicator 16 should also include these planning applications.	<p><b>DfI directs the Council to modify Tables 7 and 8 (pages 178-212) in accordance with proposed change 134 of the October 2020 -Schedule of Proposed Changes (FODC 110). Further to this proposed change 134, DFI directs the council to modify indicator 16 in accordance with the PAC recommendation (which replaces the previous target and trigger) as follows:</b></p> <p>Target: Less than 5% of Listed Building application approvals involving the total or part demolition of a listed building granted over a 5 year period.</p> <p>Trigger: More than 5% of Listed Building application approvals involving the total or part demolition of a listed building granted over a 5 year period.</p> <p><b>DfI directs the Council to further modify the Indicative Monitoring Framework to include a column of relevant SA objectives, expanded list of relevant policy references and additional indicator 29 as detailed in Appendix 3 of the updated March 2022 Schedule of Proposed Changes.</b></p>	No	<b>No further SA is required as the changes will have no material effects on any sustainability objectives.</b>
MOD 48	RA 131	135	Page 216, Glossary	Update the definition of intermediate housing to reflect that used by the Department for Communities.	<p><b>DfI considers that the definition used should be updated to reflect the definition used by DfC below:</b></p> <p><b>Intermediate housing</b></p> <p>Shared ownership housing is provided through a Registered Housing</p>	No	<b>Providing a definition of 'intermediate housing' which reflects that used by the Department for Communities would not require a further SA as it does not have any impact on the sustainability objectives.</b>

					Association (e.g. the Co Ownership Housing Association) and helps households who can afford a small mortgage, but that are not able to afford to buy a property outright. The property is split between part ownership by the householder and part social renting from the Registered Housing Association. The proportion of property ownership and renting can vary depending on householder circumstances and preferences.		
MOD 49	RA 132	138	Page 248, Appendix 7	Amended the title to The Landscape Wind Energy Strategy for Fermanagh and Omagh District Council	<b>DfI directs the Council to modify all references to the 'Wind Energy Strategy for Fermanagh and Omagh' be amended to 'The Landscape Wind Energy Strategy for Fermanagh and Omagh' in order to cover all instances within the Plan Strategy.</b>	<b>No</b>	<b>No further SA is required as the changes do not have an impact on the sustainability objectives.</b>
MOD 50					<b>As a result of the modifications contained within this direction, DfI directs the Council to ensure that any other presentational or factual amendments, typographical errors and grammatical errors are updated as necessary to the overall Plan Strategy upon adoption. These updates should not amend the nature and intent of the modifications.</b>	<b>No</b>	<b>No further SA is required, this modification relates to overall typographical corrections and minor text changes.</b>

## Appendix 2: Detailed Assessment of Modifications Screened in

Key	
++	Significant positive
+	Minimal positive
=	Neutral
-	Minimal negative
--	Significant negative
+/-	Positive and negative
?	Unknown

MOD 11 - Page 123, Policy MIN01		Summary of Issue/Justification: MOD11 takes account of proposed change 60 and change agreed during IE from 'their exploitation' to 'all mineral development'.		
No.	SA Objective (summary)	Previous Score	Revised Score	Comments
1	Poverty & Social Exclusion	+	+	No significant change to analysis against the Sustainability Objective
2	Health & Well-being	=	=	No significant change to analysis against the Sustainability Objective
3	Education & Skills	=	=	No significant change to analysis against the Sustainability Objective
4	Decent Homes	=	=	No significant change to analysis against the Sustainability Objective
5	Crime & Anti-Social Behaviour	=	=	No significant change to analysis against the Sustainability Objective
6	Community; identity & Welfare	=	=	No significant change to analysis against the Sustainability Objective
7	Accessibility to key services	=	=	No significant change to analysis against the Sustainability Objective
8	Effect of traffic	-	-	No significant change to analysis against the Sustainability Objective
9	Flood risk	=	=	No significant change to analysis against the Sustainability Objective

10	Water quality	-	-	No significant change to analysis against the Sustainability Objective
11	Air quality	-	-	No significant change to analysis against the Sustainability Objective
12	Biodiversity	+	+	No significant change to analysis against the Sustainability Objective
13	Landscapes & Townscapes	+	+	No significant change to analysis against the Sustainability Objective
14	Historic Environment	=	=	No significant change to analysis against the Sustainability Objective
15	Climate Change	=	=	No significant change to analysis against the Sustainability Objective
16	Waste/materials	-	-	No significant change to analysis against the Sustainability Objective
17	Land quality/soil	+	+	No significant change to analysis against the Sustainability Objective
18	Sustainable economic growth	+	+	No significant change to analysis against the Sustainability Objective
19	Employment	=	=	No significant change to analysis against the Sustainability Objective
20	Reducing disparities	+	+	No significant change to analysis against the Sustainability Objective
21	Indigenous and inward investment	+	+	No significant change to analysis against the Sustainability Objective
22	Efficient movement	=	=	No significant change to analysis against the Sustainability Objective

**Conclusion**

No significant change to analysis against this policy.

MOD 14 - Page 130, Policy HE02 (inserting text from Paras 5.12 and 5.15)

**Summary of Issue/Justification:**

MOD14 relates to and amends Proposed change arising from IE to move text from the policy clarification at paras 5.12 and 5.15 to policy box.

No.	SA Objective (summary)	Previous Score	Revised Score	Comments
1	Poverty & Social Exclusion	=	=	No significant change to analysis against the Sustainability Objective
2	Health & Well-being	=	=	No significant change to analysis against the Sustainability Objective
3	Education & Skills	=	=	No significant change to analysis against the Sustainability Objective
4	Decent Homes	=	=	No significant change to analysis against the Sustainability Objective
5	Crime & Anti-Social Behaviour	=	=	No significant change to analysis against the Sustainability Objective
6	Community; identity & Welfare	+	++	Change to the policy is expected to improve the policy's performance against this SA objective
7	Accessibility to key services	=	=	No significant change to analysis against the Sustainability Objective
8	Effect of traffic	=	=	No significant change to analysis against the Sustainability Objective
9	Flood risk	=	=	No significant change to analysis against the Sustainability Objective
10	Water quality	=	=	No significant change to analysis against the Sustainability Objective
11	Air quality	=	=	No significant change to analysis against the Sustainability Objective
12	Biodiversity	=	=	No significant change to analysis against the Sustainability Objective
13	Landscapes & Townscapes	+	++	Change to the policy is expected to improve the policy's performance against this SA objective
14	Historic Environment	++	++	No significant change to analysis against the Sustainability Objective
15	Climate Change	=	=	No significant change to analysis against the Sustainability Objective

16	Waste/materials	+	++	Change to the policy is expected to improve the policy's performance against this SA objective
17	Land quality/soil	+	+	No significant change to analysis against the Sustainability Objective
18	Sustainable economic growth	+	++	Change to the policy is expected to improve the policy's performance against this SA objective
19	Employment	=	=	No significant change to analysis against the Sustainability Objective
20	Reducing disparities	+/-	+/-	No significant change to analysis against the Sustainability Objective
21	Indigenous and inward investment	+/-	+/-	No significant change to analysis against the Sustainability Objective
22	Efficient movement	=	=	No significant change to analysis against the Sustainability Objective
<b>Conclusion</b>				
Amendments likely to improve the policy's performance against the Sustainability Objectives resulting in new scoring for Objectives 6, 13, 16 and 18.				

MOD 16 - Page 131, Policy HE02 (additional wording to policy HE02)		<p><b>Summary of Issue/Justification:</b></p> <p><b>Additional text to confirm approach to archaeological assessment and to confirm intention to identify AAPs at LPP stage [Note: includes text previously contained with Para 5.6] Change is for clarification purposes.</b></p> <p><b>Similarly, the Dfl addition, clarifying the relationship between Statements of Significance and AAP is for clarificatory purposes.</b></p>		
<b>No.</b>	<b>SA Objective (summary)</b>	<b>Previous Score</b>	<b>Revised Score</b>	<b>Comments</b>
1	Poverty & Social Exclusion	=	=	No significant change to analysis against the Sustainability Objective
2	Health & Well-being	=	=	No significant change to analysis against the Sustainability Objective



3	Education & Skills	=	=	No significant change to analysis against the Sustainability Objective
4	Decent Homes	=	=	No significant change to analysis against the Sustainability Objective
5	Crime & Anti-Social Behaviour	=	=	No significant change to analysis against the Sustainability Objective
6	Community; identity & Welfare	+	+	No significant change to analysis against the Sustainability Objective
7	Accessibility to key services	=	=	No significant change to analysis against the Sustainability Objective
8	Effect of traffic	=	=	No significant change to analysis against the Sustainability Objective
9	Flood risk	=	=	No significant change to analysis against the Sustainability Objective
10	Water quality	=	=	No significant change to analysis against the Sustainability Objective
11	Air quality	=	=	No significant change to analysis against the Sustainability Objective
12	Biodiversity	=	=	No significant change to analysis against the Sustainability Objective
13	Landscapes & Townscapes	+	+	No significant change to analysis against the Sustainability Objective
14	Historic Environment	++	++	Change to the policy is expected to improve the policy's performance against this SA objective
15	Climate Change	=	=	No significant change to analysis against the Sustainability Objective
16	Waste/materials	+	+	No significant change to analysis against the Sustainability Objective
17	Land quality/soil	+	+	No significant change to analysis against the Sustainability Objective
18	Sustainable economic growth	+	+	No significant change to analysis against the Sustainability Objective

19	Employment	=	=	No significant change to analysis against the Sustainability Objective
20	Reducing disparities	+/-	+/-	No significant change to analysis against the Sustainability Objective
21	Indigenous and inward investment	+/-	+/-	No significant change to analysis against the Sustainability Objective
22	Efficient movement	=	=	No significant change to analysis against the Sustainability Objective
<b>Conclusion</b>				
Amendments likely to improve the policy's performance against the Sustainability Objective for Historic Environment.				

<b>Change Ref: MOD22</b> Page 133, Policy HE04(b)		<b>Summary of Issue/Justification:</b> The additional text expands upon an existing point in the policy to require that it be demonstrated that 'the new building enhances the character or appearance of the area'.		
<b>No.</b>	<b>SA Objective (summary)</b>	<b>Previous Score</b>	<b>Revised Score</b>	<b>Comments</b>
1	Poverty & Social Exclusion	=	=	No significant change to analysis against the Sustainability Objective
2	Health & Well-being	=	=	No significant change to analysis against the Sustainability Objective
3	Education & Skills	+	+	No significant change to analysis against the Sustainability Objective
4	Decent Homes	=	=	No significant change to analysis against the Sustainability Objective
5	Crime & Anti-Social Behaviour	=	=	No significant change to analysis against the Sustainability Objective
6	Community; identity & Welfare	+	+	No significant change to analysis against the Sustainability Objective
7	Accessibility to key services	=	=	No significant change to analysis against the Sustainability Objective
8	Effect of traffic	=	=	No significant change to analysis against the Sustainability Objective

9	Flood risk	=	=	No significant change to analysis against the Sustainability Objective
10	Water quality	=	=	No significant change to analysis against the Sustainability Objective
11	Air quality	=	=	No significant change to analysis against the Sustainability Objective
12	Biodiversity	=	=	No significant change to analysis against the Sustainability Objective
13	Landscapes & Townscapes	+	+	No significant change to analysis against the Sustainability Objective
14	Historic Environment	++	++	Change to the policy is expected to improve the policy's performance against this SA objective
15	Climate Change	+/-	+/-	No significant change to analysis against the Sustainability Objective
16	Waste/materials	+	+	No significant change to analysis against the Sustainability Objective
17	Land quality/soil	+	+	No significant change to analysis against the Sustainability Objective
18	Sustainable economic growth	+/-	+/-	No significant change to analysis against the Sustainability Objective
19	Employment	=	=	No significant change to analysis against the Sustainability Objective
20	Reducing disparities	=	=	No significant change to analysis against the Sustainability Objective
21	Indigenous and inward investment	=	=	No significant change to analysis against the Sustainability Objective
22	Efficient movement	=	=	No significant change to analysis against the Sustainability Objective
<b>Conclusion</b>				
Amendments likely to improve the policy's performance against the Sustainability Objective for Historic Environment.				

MOD 25 - Page 142, Policy HE09		Summary of Issue/Justification: Proposed text added to reflect intent of para 6.24 of the SPPS.		
No.	SA Objective (summary)	Previous Score	Revised Score	Comments
1	Poverty & Social Exclusion	=	=	No significant change to analysis against the Sustainability Objective
2	Health & Well-being	=	=	No significant change to analysis against the Sustainability Objective
3	Education & Skills	+	+	No significant change to analysis against the Sustainability Objective
4	Decent Homes	=	=	No significant change to analysis against the Sustainability Objective
5	Crime & Anti-Social Behaviour	=	=	No significant change to analysis against the Sustainability Objective
6	Community; identity & Welfare	+	+	No significant change to analysis against the Sustainability Objective
7	Accessibility to key services	=	=	No significant change to analysis against the Sustainability Objective
8	Effect of traffic	=	=	No significant change to analysis against the Sustainability Objective
9	Flood risk	=	=	No significant change to analysis against the Sustainability Objective
10	Water quality	=	=	No significant change to analysis against the Sustainability Objective
11	Air quality	=	=	No significant change to analysis against the Sustainability Objective
12	Biodiversity	=	=	No significant change to analysis against the Sustainability Objective
13	Landscapes & Townscapes	+	+	No significant change to analysis against the Sustainability Objective
14	Historic Environment	++	++	Change to the policy is expected to improve the policy's performance against this SA objective

15	Climate Change	=	=	No significant change to analysis against the Sustainability Objective
16	Waste/materials	=	=	No significant change to analysis against the Sustainability Objective
17	Land quality/soil	=	=	No significant change to analysis against the Sustainability Objective
18	Sustainable economic growth	=	=	No significant change to analysis against the Sustainability Objective
19	Employment	=	=	No significant change to analysis against the Sustainability Objective
20	Reducing disparities	=	=	No significant change to analysis against the Sustainability Objective
21	Indigenous and inward investment	=	=	No significant change to analysis against the Sustainability Objective
22	Efficient movement	=	=	No significant change to analysis against the Sustainability Objective
<b>Conclusion</b>				
No significant change to analysis against this policy although the changes proposed are likely to slightly improve the policy's performance against the Sustainability Objective for Historic Environment.				

<b>Change Ref: MOD30. Page 150, L03</b>		<b>Summary of Issue/Justification:</b>  <b>Amendment to first para to reflect policy intent and remove duplication in dPS. Additional para, agreed at IE, added to reflect para 6.75 and 6.76 of the SPPS</b>		
<b>No.</b>	<b>SA Objective (summary)</b>	<b>Previous Score</b>	<b>Revised Score</b>	<b>Comments</b>
1	Poverty & Social Exclusion	=	=	No significant change to analysis against the Sustainability Objective
2	Health & Well-being	+	+	No significant change to analysis against the Sustainability Objective

3	Education & Skills	=	=	No significant change to analysis against the Sustainability Objective
4	Decent Homes	=	=	No significant change to analysis against the Sustainability Objective
5	Crime & Anti-Social Behaviour	=	=	No significant change to analysis against the Sustainability Objective
6	Community; identity & Welfare	+	+	No significant change to analysis against the Sustainability Objective
7	Accessibility to key services	=	=	No significant change to analysis against the Sustainability Objective
8	Effect of traffic	=	=	No significant change to analysis against the Sustainability Objective
9	Flood risk	+	+	No significant change to analysis against the Sustainability Objective
10	Water quality	+	+	No significant change to analysis against the Sustainability Objective
11	Air quality	+	+	No significant change to analysis against the Sustainability Objective
12	Biodiversity	+	+	No significant change to analysis against the Sustainability Objective
13	Landscapes & Townscapes	++	++	No significant change to analysis against the Sustainability Objective
14	Historic Environment	+	+	No significant change to analysis against the Sustainability Objective
15	Climate Change	=	=	No significant change to analysis against the Sustainability Objective
16	Waste/materials	=	=	No significant change to analysis against the Sustainability Objective
17	Land quality/soil	+	+	No significant change to analysis against the Sustainability Objective
18	Sustainable economic growth	+/-	+/-	No significant change to analysis against the Sustainability Objective

19	Employment	=	=	No significant change to analysis against the Sustainability Objective
20	Reducing disparities	=	=	No significant change to analysis against the Sustainability Objective
21	Indigenous and inward investment	=	=	No significant change to analysis against the Sustainability Objective
22	Efficient movement	=	=	No significant change to analysis against the Sustainability Objective
<b>Conclusion</b>				
No significant change to analysis against this policy.				

<b>Change Ref:</b> MOD36 (Page 156 – Policy FLD04).		<b>Summary of Issue/Justification:</b> The first part of the modification is in line with paragraph 6.123 of the SPPS and Policy FLD 02 Protection of Flood Defence and Drainage Infrastructure of Revised PPS 15 relates to all watercourses. The amended wording could result in a change in policy's performance against the Sustainability Objectives.		
<b>No.</b>	<b>SA Objective (summary)</b>	<b>Previous Score</b>	<b>Revised Score</b>	<b>Comments</b>
1	Poverty & Social Exclusion	=	=	No significant change to analysis against the Sustainability Objective
2	Health & Well-being	=	=	No significant change to analysis against the Sustainability Objective
3	Education & Skills	=	=	No significant change to analysis against the Sustainability Objective
4	Decent Homes	=	=	No significant change to analysis against the Sustainability Objective
5	Crime & Anti-Social Behaviour	=	=	No significant change to analysis against the Sustainability Objective
6	Community; identity & Welfare	=	=	No significant change to analysis against the Sustainability Objective
7	Accessibility to key services	=	=	No significant change to analysis against the Sustainability Objective

8	Effect of traffic	=	=	No significant change to analysis against the Sustainability Objective
9	Flood risk	++	++	Slightly improved performance expected against the Flood Risk objective.
10	Water quality	=	=	No significant change to analysis against the Sustainability Objective
11	Air quality	=	=	No significant change to analysis against the Sustainability Objective
12	Biodiversity	=	=	No significant change to analysis against the Sustainability Objective
13	Landscapes & Townscapes	=	=	No significant change to analysis against the Sustainability Objective
14	Historic Environment	=	=	No significant change to analysis against the Sustainability Objective
15	Climate Change	+	+	No significant change to analysis against the Sustainability Objective
16	Waste/materials	=	=	No significant change to analysis against the Sustainability Objective
17	Land quality/soil	=	=	No significant change to analysis against the Sustainability Objective
18	Sustainable economic growth	+	+	No significant change to analysis against the Sustainability Objective
19	Employment	=	=	No significant change to analysis against the Sustainability Objective
20	Reducing disparities	=	=	No significant change to analysis against the Sustainability Objective
21	Indigenous and inward investment	=	=	No significant change to analysis against the Sustainability Objective
22	Efficient movement	=	=	No significant change to analysis against the Sustainability Objective
Conclusion				



No significant change to analysis against this policy although the changes proposed are likely to slightly improve the policy's performance against the Sustainability Objective for Flood Risk.

<b>Change Ref: MOD39</b> (Policy: FLD06 - Development in Proximity to Controlled Reservoirs).		<b>Summary of Issue/Justification:</b> Amended wording, agreed at I.E.to align with DfI Rivers updated guidance. Inclusion of need for Flood Risk Assessment in absence of assurance of the condition, management and maintenance regime of the relevant reservoir is not demonstrated.		
<b>No.</b>	<b>SA Objective (summary)</b>	<b>Previous Score</b>	<b>Revised Score</b>	<b>Comments</b>
1	Poverty & Social Exclusion	=	=	No significant change to analysis against the Sustainability Objective
2	Health & Well-being	=	=	No significant change to analysis against the Sustainability Objective
3	Education & Skills	=	=	No significant change to analysis against the Sustainability Objective
4	Decent Homes	=	=	No significant change to analysis against the Sustainability Objective
5	Crime & Anti-Social Behaviour	=	=	No significant change to analysis against the Sustainability Objective
6	Community; identity & Welfare	=	=	No significant change to analysis against the Sustainability Objective
7	Accessibility to key services	=	=	No significant change to analysis against the Sustainability Objective

8	Effect of traffic	=	=	No significant change to analysis against the Sustainability Objective
9	Flood risk	++	++	Slightly improved performance expected against the Flood Risk objective.
10	Water quality	=	=	No significant change to analysis against the Sustainability Objective
11	Air quality	=	=	No significant change to analysis against the Sustainability Objective
12	Biodiversity	=	=	No significant change to analysis against the Sustainability Objective
13	Landscapes & Townscapes	=	=	No significant change to analysis against the Sustainability Objective
14	Historic Environment	=	=	No significant change to analysis against the Sustainability Objective
15	Climate Change	+	+	No significant change to analysis against the Sustainability Objective
16	Waste/materials	=	=	No significant change to analysis against the Sustainability Objective
17	Land quality/soil	=	=	No significant change to analysis against the Sustainability Objective
18	Sustainable economic growth	+	+	No significant change to analysis against the Sustainability Objective
19	Employment	=	=	No significant change to analysis against the Sustainability Objective
20	Reducing disparities	=	=	No significant change to analysis against the Sustainability Objective
21	Indigenous and inward investment	=	=	No significant change to analysis against the Sustainability Objective
22	Efficient movement	=	=	No significant change to analysis against the Sustainability Objective
Conclusion				

No significant change to analysis against this policy although the changes proposed are likely to slightly improve the policy's performance against the Sustainability Objective for Flood Risk.

## **Conclusion and recommendations**

This addendum highlights the effects that the modifications to the LDP Draft Plan Strategy have had in regard to the original Sustainability Appraisal and addendum published in October 2018 and October 2020.

A number of the modifications did not require any further screening as these modifications relate to minor edits or minor policy clarification and therefore will have no material effects on the sustainability objectives.

Amended assessments for policies MIN01, HE02, HE04, HE09, L03, FLD04 and FLD06 have been carried out. Following consideration of the updated appraisals, no implications on the overall SA of the Draft Plan Strategy were identified, although there were some improvements to the performance of some of the policies against some Sustainability Objectives.

Cumulatively, considering all the modifications there are no implications on the overall SA of the draft Plan Strategy.

