

# Appropriate Assessment

Report for:

**Dormington & Mordiford Group Neighbourhood Area**

**January 2024**



## **Dormington and Mordiford Group Neighbourhood Plan**

### **Appropriate Assessment**

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## Executive summary

This report addresses the Appropriate Assessment (AA) stage of the HRA and considers the adverse effects on the integrity of the River Wye (including the River Lugg) SAC.

Recent advice and responses from Natural England and the Dutch Case, it is considered that a Stage 2 Appropriate Assessment is now required. This report addresses the Appropriate Assessment stage; outlines the task undertaken, the findings and recommendations to support the Dormington and Mordiford Group Neighbourhood Plan through to adoption. The Screening report April 2014 found that the River Wye (including the River Lugg) SAC falls within the Neighbourhood Area. There is no other SAC to be taken into account within this Neighbourhood Area assessment.

The majority of the policies within the submission Dormington and Mordiford Group NDP are not site allocations but have criteria to support development. All developments would all require a further planning application.

The four site allocations within submission NDP have also been assessed. It should be borne in mind that site allocations do not grant planning permission and all site allocations will be subject to a more detailed assessment at planning application stage.

The most significant issue with the Wye catchment is regarding water quality and these issues form the majority of the assessment of these policies.

At this stage the appropriate mitigation measures can also be considered against each of the policies. The table within appendix 3 indicates where this has been the case. Herefordshire Council are investigating a wide range of mitigation measures and working with partners to resolve the current water quality issues within the Lugg catchment. The mitigation measures references within the document could be expanded and refined prior to any planning permissions in association with the policies of this development plan are approved.

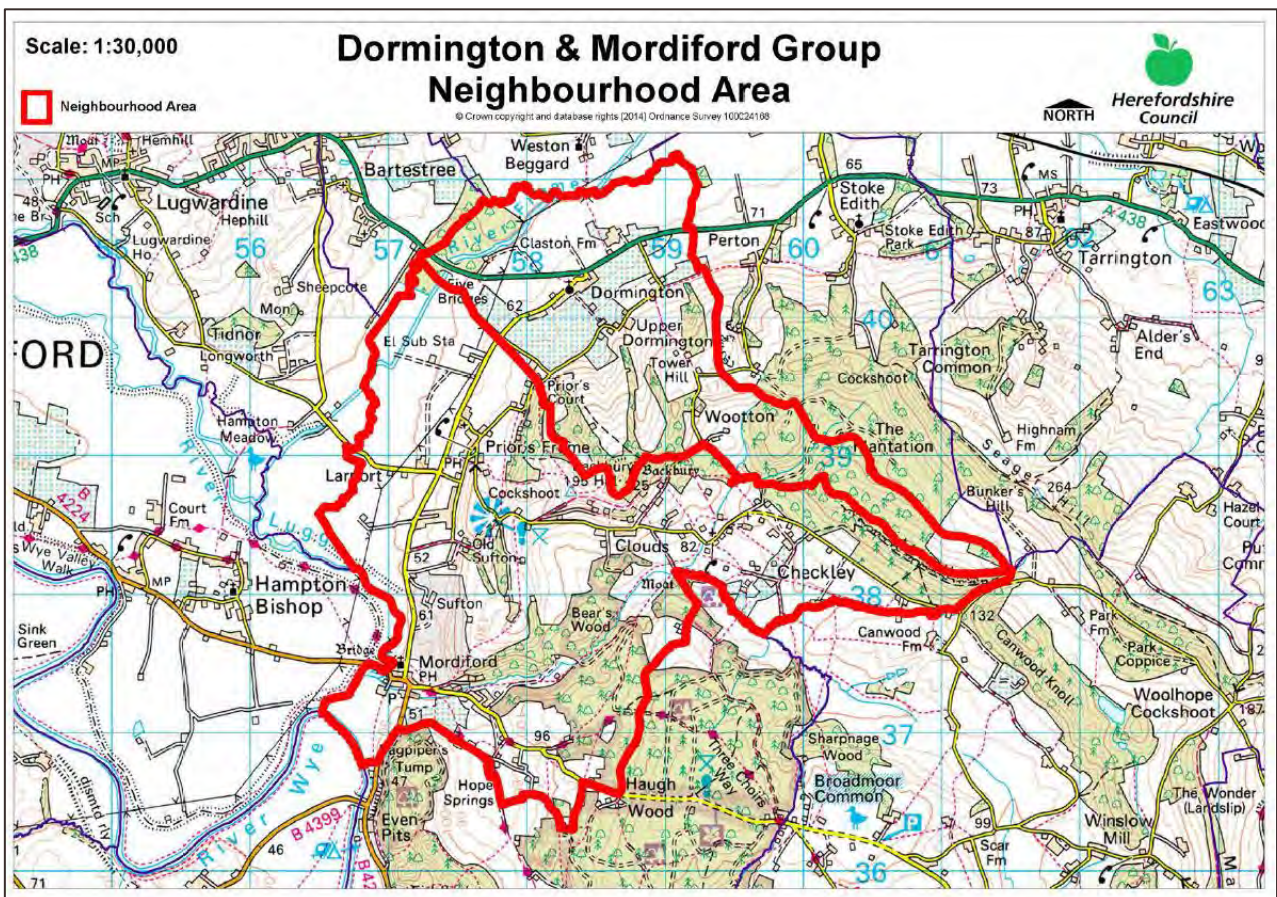
This report has taken account of the Nutrient Neutrality and HRA update released and Ministerial Statement issued by Department for Levelling Up, Housing and Communities on the 20/21 July 2022.

**The results of this Appropriate Assessment indicate that there will not be a significant effect on the integrity of the River Wye (including River Lugg) SAC when the mitigation and avoidance measures have been taken into account.**



# 1 Introduction

- 1.1 This report address the Appropriate Assessment (AA) stage of the HRA and considers the adverse effects on the integrity of the River Wye (including the River Lugg) SAC. This NDP has been identified as requiring AA due to the neighbourhood area being within the hydrological catchment of the River Lugg.
- 1.2 This report addresses the Appropriate Assessment stage; outlines the task undertaken, the findings and recommendations to support the Dormington and Mordiford Group Neighbourhood Plan through to adoption.
- 1.3 Dormington and Mordiford Group Parish Council has produced a Neighbourhood Plan for Dormington and Mordiford in order to set out the vision, objective and policies for development within the area up to 2031. This Neighbourhood Plan will support the policies within the adopted Herefordshire Core Strategy and if adopted form part of the Herefordshire Development Plan.
- 1.4 Below shows a map of the Neighbourhood Plan Area.



# 2 Requirement for the HRA

- 2.1 The requirement to undertake HRA of development plans was confirmed by the amendments to the "Habitats Regulations" published for England and Wales in July 2007 and updated in 2013 and now included within the Conservation of Habitats and Species Regulation 2019 'the Habitats Regulations'. Therefore, when preparing its neighbourhood plan, Dormington and Mordiford Group Parish Council is required by law to carry out an assessment known as "Habitats Regulations Assessment". It is also a requirement in Regulation 32 schedule 2 of the Neighbourhood Planning Regulations 2012.

2.2 Herefordshire Council is aware of the recent judgment (People over Wind, Peter Sweetman vs Coillte). The Court of Justice of the European Union (CJEU) ruled that the Habitats Directive must be interpreted as meaning that mitigation measures should be assessed within the framework of an Appropriate Assessment and that it is not permissible to take account of measures intended to avoid or reduce the harmful effects of the plan on a National Network site at the screening stage. The initial screening undertaken in April 2014 concluded that a full HRA would be required.

2.3 The Co-operation Mobilisation (The Dutch case) ruling will also have an impact on Herefordshire in the areas within the catchment of the River Lugg. As this Neighbourhood Area is within the River Wye catchment area however it has been concluded that a Stage 2 Appropriate Assessment be undertaken to include a range of potential mitigation.

2.4 The Ministerial Statement (20 July 2022) and subsequent advice issued by the Department for Levelling Up, Housing and Communities (21 July 2022) regarding Nutrient Neutrality has been taken into account within this report

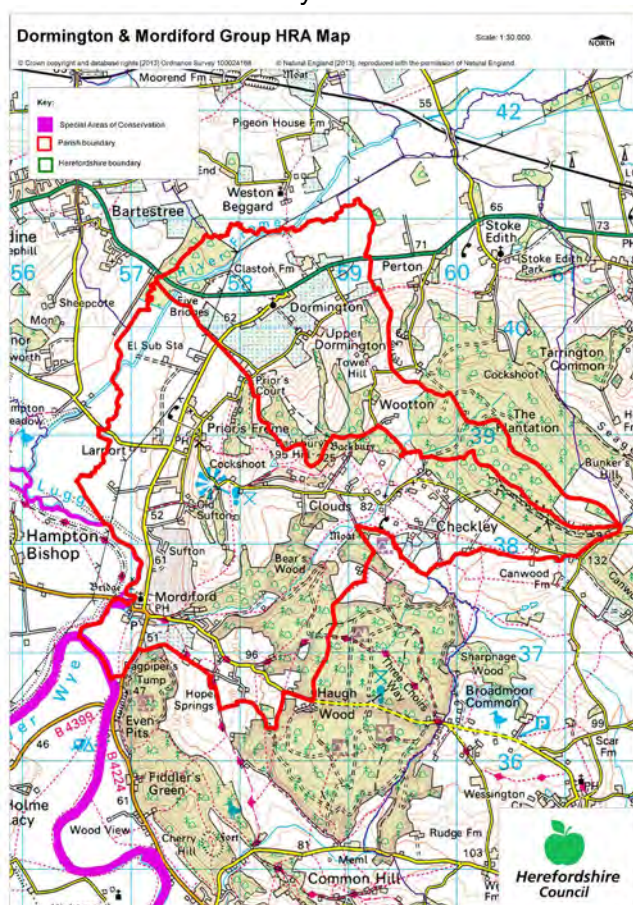
### 3 Stage 2 – Appropriate Assessment

3.1 As highlighted above the Dormington and Mordiford Group Neighbourhood Plan is to be subject to a Stage 2 Appropriate Assessment.

3.2 The initial screening and scoping in April 2014 has identified that the plan may have potential impacts and effects on the following National Network sites:

- River Wye (including the River Lugg) SAC

3.3 The map below shows the Dormington and Mordiford Group Neighbourhood Area in relation to the River Wye SAC.



3.4 The requirements of the Appropriate Assessment can be broken down into 5 areas;



- 1 Scoping
  - Collect information regarding the National Network Site
  - Any additional Environment Condition information
- 2 Assessing the impacts
  - Assess the impacts of the neighbourhood plan policies and proposals
  - Consider the in-combination effects
  - Consider the cumulative effects
- 3 Mitigation measures
  - Consider the potential mitigation measures
- 4 Summary and recommendations
- 5 Consultation

#### **4 Scoping**

- 4.1 The initial Screening report April 2014 found the River Lugg runs through the neighbourhood area, and so falls within the hydrological catchment of the River Wye (including the River Lugg) SAC. Therefore, a full screening assessment is required.
- 4.2 There is also a duty under the Water Framework Directive to ensure that proposals for growth do not adversely affect the river water quality and this included the associated watercourses flowing into the rivers.

#### **Site integrity of the River Wye (including the River Lugg) SAC**

- 4.3 The River Wye forms one of the longest near natural rivers in England and Wales. The 25km within Herefordshire runs from Hay-on-Wye to Monmouth passing through Hereford and Ross-on-Wye. This section of the river is a rare example of eutrophic river and has not been subject to straightening.
- 4.4 There are a number of qualifying site features within the English section of the River Wye SAC:
  - Water crowfoot vegetation
  - White-clawed crayfish
  - Sea Lamprey
  - Brook lamprey
  - River Lamprey
  - Twaite shad / Allis shad
  - Atlantic salmon
  - Bullhead
  - Otter
- 4.5 The issues associated with maintaining the sites integrity include water levels and flow, water quality, eutrophication (nitrogen enrichment), sedimentation, disturbance and species maintenance.
- 4.6 The vulnerability data is indicating that any site allocations and policies should avoid developments within 100m of the designated banks to avoid proximity impacts.
- 4.7 The River Wye SAC can be sensitive to changes in water quantity and quality. There are some sections of the River Wye SAC, mainly the River Lugg catchment area, where the water quality targets are already exceeding set levels and therefore the river is failing its 'favourable condition' status. This area is subject to measure to reduce nutrients particularly

phosphates in line with the targets. In light of the interpretation of the Dutch Case where a Site is failing its water quality objectives and is classified as unfavourable condition, there is limited scope for the approval of additional damaging effects and measures that cannot be relied upon or are uncertain. The neighbourhood plan assessed within this report falls within the Wye catchment area.

- 4.8 However, the River Wye SAC as a whole is not currently failing its conservation status water quality levels but there are growth concerns that other stretches of the river could deteriorate in water quality following future Environment Agency testing.

### **Environmental condition data for the River Wye SAC**

- 4.9 The River Lugg is considered to be 'failing' its water quality targets because it has exceeded the phosphate limit over 3 years testing period. Testing is undertaken between March and September by the Environment Agency. Although the Lower Wye is at risk of failing, it has currently not been declared as 'failing'
- 4.10 Phosphorous enter the river via two distinct avenues: point source pollution (waste water treatment works 'WWTW') and diffuse source pollution (run off from roads and agricultural).
- 4.11 Discharges from WWTW are monitored and controlled by the issuing of Permitted Discharge Consents but diffuse pollution depends upon a number of different factors including land management, stock near to rivers and runoff.
- 4.12 The Wye and Lugg Monitoring Dashboard indicates that as of 2021 (the latest figures published), the phosphate levels within the River Lugg at the testing point at Mordiford Bridge were recorded as 0.120mg/l with the target set at 0.050mg/l.
- 4.13 In 2021, the sewerage treatment works within the Lugg catchment area were reporting 100% compliance with phosphate limits.
- 4.14 For the Upper Wye (at Carrots Pool, Hereford) it is within target at 0.0193mg/l against the target of 0.03mg/l and within the Lower Wye (at Holme Lacy) it is 0.03mg/l against the target of 0.03mg/l. The sewerage treatment works within the Upper and Lower Wye are also reporting 100% compliance with their phosphate limits.
- 4.15 For full details of the three SAC attributes which contribute to and define their integrity and vulnerable data see Appendix 1 of the Dormington and Mordiford Initial Screening Report. The Initial Screening Report, April 2014, can be found in Appendix 1 of this HRA report.
- 4.20 This information made it possible to identify the features of each site which determine site integrity, as well as the specific sensitivities of each site, therefore enabling later analysis of how the potential impacts of the Dormington and Mordiford Group Neighbourhood Plan may affect site integrity.
- 4.21 The initial screening assessment indicated that a full screening assessment is required to assess the likelihood of significant effects on the River Wye (including the River Lugg) SAC within the Dormington and Mordiford Group NDP.

## **5 Description of the Dormington and Mordiford Group Neighbourhood Plan**

- 5.1 The regulation 14 draft Dormington and Mordiford Group Neighbourhood Plan presents detailed policies for development in the Neighbourhood Area up to 2031. All neighbourhood plans are required to be in general conformity with the adopted Herefordshire Core Strategy. Proportional growth for development is contained within the Core Strategy Policy RA1 and RA2 and neighbourhood plans will seek to allocate this proportional of development to be in conformity with the Core Strategy.
- 5.2 The Plan begins by highlighting its issues. It then details the vision for the parish over the plan period until 2031 together with 9 objectives to realise their vision.
- 5.3 The initial options for the neighbourhood plan were assessed to determine their environmental impact that could affect the River Wye (including the River Lugg) SAC All of which indicated growth however all the options would be seeking to provide proportional growth in line with the Core Strategy. Five general options were considered in total and to do an NDP with four site allocations and 3 settlement boundaries was the chosen approach. Along with these options 10 sites were assessed in further detail.
- 5.4 The neighbourhood plan sets out 15 general policies on a variety of topic bases areas and 3 site allocations and specific site related policies. These include:

DM1 Conserving and Enhancing Local Landscape Character

DM2 Local Green Spaces

DM3 Biodiversity

DM4 River Wye Special Area of Conservation (SAC)

DM5 Responding to Local Character

DM6 Sustainable Design

DM7 Housing

DM8 Site Allocations for Market Housing

DM9 Site Allocation for Rural Exception Housing

DM10 New Community Hall, Mordiford School

DM11 Sustainable and Active Travel

DM12 Local Infrastructure and Developer Contributions

DM13 Flooding, Wastewater and Sewerage

DM14 Rural Enterprise

DM15 Community Energy Schemes



## **Assessing the impacts of the Submission Dormington and Mordiford Group Neighbourhood Plan**

- 6.1 Each of the policies and proposals within the neighbourhood plan has been considered in more detail to ascertain whether the impacts are likely to have an adverse effect on the site integrity and in combination with other neighbourhood plans and policies.
- 6.2 There are a number of potentially relevant plans and projects that may result in in-combination effects with the Core Strategy across Herefordshire. These plans have been reviewed and can be found in Appendix 2 of the HRA of the Core Strategy and specifically for this neighbourhood plan in the Stage A report dated March 2015.
- 6.3 In terms of growth, the neighbourhood plan does not contribute above and beyond the growth targets for the housing market area requirements as set out within the Core Strategy.
- 6.4 The adjoining areas neighbourhood plans in Herefordshire are:
- Dormington and Mordiford Group
  - Hampton Bishop- adopted
  - Fownhope - adopted
  - Weston Beggard-adopted
  - Stoke Edith – not preparing NDP
  - Woolhope -draft stage
- 6.5 The combination of the growth proposed within these plans does not exceed that set out within the Core Strategy.
- 6.6 The HRA for the Core Strategy also identifies that both the Water Cycle Study for Herefordshire, which indicates the potential for planned water abstraction requirements combined with pressures on European Sites from the Core Strategy policies, and the review work on the Nutrient Management Plan, have both been considered as part of the in-combination assessment.
- 6.7 It is unlikely that the Dormington and Mordiford Group Plan will have any in-combination effects with any plans from neighbouring parish councils, as the level of growth proposed is the same as that proposed for the Hereford Housing Market Area in the Herefordshire Core Strategy.
- 6.8 A matrix has been used to assess all the policies and proposals within the neighbourhood plan and full details can be seen in appendix 3.

### **Mitigation measures**

- 7.1 An Appropriate Assessment is being undertaken as the Dormington and Mordiford Group Neighbourhood Plan is located within the Neighbourhood Plan is located within the River Lugg catchment area. The consideration of any mitigation also requires this to take place within an Appropriate Assessment. Clearly, water quality within the SAC is the predominate issue here and this is reflected within the assessment undertaken.
- 7.2 It is therefore the ability to consider any potential mitigation measures, which could be, applied that would reduce the adverse effects on the integrity of the site. The following potential mitigation measures are indicated below. The summary of findings will indicate if any of these are relevant to the Dormington and Mordiford Group NDP.

### **Policy SD4**

- 7.3 Policy SD4 is contained within the adopted Herefordshire Core Strategy. This is not seen as a mitigation measure as the development plan should be read as a whole. However, compliance with the policy is required for any planning application within the catchment area. Therefore, no site allocations proposed within the neighbourhood plan will receive planning permission unless they can also meet the criteria of Policy SD4.
- 7.4 It should be borne in mind that site allocations do not grant permission for a site and do not directly lead to development. All site allocations will still require planning permission to be granted before any development can take place. This means that all site allocation will be subject to a further environmental assessment/Habitat Regulation Assessment/Appropriate Assessment prior to development taking place or any potential impact to the SAC directly.
- 7.5 Although all proposals will need to demonstrate compliance with Policy SD4, this does not give sufficient scientific certainty alone and other measures will need to be considered.

### **Waste Water Sewage Treatment works**

- 7.6 Dwr Cymru Welsh Water (DCWW) are making improvements to its Waste Water Treatment Works to reduce phosphate levels from the treatment discharge. DCWW are on target to deliver requirements within the AMP7 assessment management planning. The following treatment works within the River Wye catchment have or proposed to have phosphate limits:
- Eign, Hereford
  - Rotherwas, Hereford
  - Ross Lower Cleeve
  - Bromyard
  - Pontrilas
  - Kingstone and Madley
  - Leominster)
  - Moreton on Lugg
  - Kington
  - Weobley
- 7.7 It is however noted that some of the areas within the Dormington and Mordiford Group parish are served by mains drainage, this is not a mitigation measure that can be used within this NDP area but it will provide some reduction in phosphate levels within the river catchment area.
- 7.8 The Levelling Up and Regeneration Act (LURA) will place a new statutory duty on water and sewerage companies in England to upgrade wastewater treatment works to the highest technically achievable limits by 2030.

### **Natural England Nutrient Mitigation Scheme**

- 7.9 Working with Defra and DLUHC, Natural England will be establishing a Nutrient Mitigation Scheme to identify mitigation projects within the catchment to frontload investment; this could include wetland and woodland creation schemes. The recent advice from DLUHC indicates that LPA can be confident that upgrades and mitigation will be in place by 2030 reducing the mitigation requirements for the in perpetuity period. The delivery of sites can take into account this strategic mitigation and the accelerated timescales for mitigation schemes and water treatment upgrades.

### **Nutrient Management Plan review**

- 7.10 The Dutch judgment means that the current Nutrient Management Plan (NMP) can no longer be relied upon as mitigation as there is not enough certainty that the measures set out within the current plan can be delivered. Therefore, the current NMP does not provide reasonable scientific certainty as a mitigation measure.
- 7.11 The Nutrient Management Board comprises of a number of partners including Natural England, Environment Agency, National Farmers Union, local planning authorities, and Welsh Water.
- 7.12 The Board is working on reviewing and revising the NMP so that the measures contained within it can be relied upon as mitigation once more. The anticipated timescale for this is within the development plan period but no specific dates have been given as yet.

### **Proposed wetlands and the Interim Development Plan**

- 7.13 Herefordshire Council is currently investigating the potential for integrated wetlands to assist in the reduction of phosphate levels within the river Lugg catchment. Wetlands can remove phosphorous from surface water runoff or streamflow or remove the final effluent from wastewater treatments plants or package treatment plants. They are designed to filter, use sedimentation and plant take up. If the management of wetlands can be secured then they will provide a significant reduction in phosphorous within the Lugg catchment.
- 7.14 The emerging Interim Development Plan will include the proposed wetlands and other agricultural measures including buffer zones which will provide a reduction in phosphorous in the catchment.
- 7.15 There are currently plans for several integrated wetlands within the River Lugg catchment.

### **Nutrient Neutral / betterment**

- 7.16 Nutrient Neutrality is where mitigation measures or avoidance included within the neighbourhood plan can counterbalance any phosphate increase attributed to the plan's policies and proposals or would lead to betterment. Neutrality will need to be demonstrated with certainty. The development will need to show that it avoids harm to the protected site or provided the level of mitigation required to ensure that there is no adverse effects.
- 7.17 The Dormington and Mordiford Group NDP contains a specific nutrient neutrality policy included in the plan, DM4 River Wye Special Area of Conservation (SAC). This policy requires developers to provide sufficient evidence that proposed development would not increase nutrient inputs to the SAC. The specific range of mitigation measures to enable this to take place are contained within the Interim Phosphate Plan – Stage 2 which is available on the Herefordshire Council website. This document can give applicants a wide range of mitigation options which can be tailored to the local requirements. As the scientific knowledge is growing all the time, the most appropriate place for this information is within the Stage 2 report with a link to the Policy reasoned justification.
- 7.18 **Providing options to developers and applicants** - Additional guidance is provided to developers seeking to provide nutrient neutral developments. The ***Interim Phosphate Delivery Plan Stage 2*** – Mitigation options for phosphate removed provides a range of potential mitigation solutions that could be used and a set of recommendations are included to provide a robust solution to achieve nutrient neutral residential developments. This document has been available on the Councils website since March 2021.
- 7.19 The ***interim Phosphate Delivery Plan Stage 1*** provides guidance to calculating the phosphate budget for new developers with a phosphate calculate tool. Regular position

statements are placed on the Council's website to update developers and applicants for the requirements to demonstrate nutrient neutrality and the options for this.

- 7.20 As the work is ongoing and moving at a pace, it is considered that the best and most accurate guidance for developers on the options to achieve nutrient neutrality is within these guidance documents on the website and not specifically within the NDP policy or text. This is because during the plan period, methods could be refined and solutions that are more appropriate found. The guidance notes and website can easily respond to this update unlike the supporting text of the neighbourhood plan

### **Interim approach to planning applications**

- 7.21 There remains potential for a positive appropriate assessment to enable development to proceed, on Natural England's advice, where it can be demonstrated that development is nutrient neutral as outlined above. Five criteria have been established where phosphates would be unlikely to reach the river as there is no pathway for impacts, these would be adjudged during the planning application stage.

- 7.22 These are:

- Drainage fields is more than 50m from the designated site boundary and;
- Drainage field is more than 50m from any surface water feature (ditch, drain, watercourse and;
- Drainage field is in an area with a slope no greater than 15% and;
- Drainage field is in an area where the high water table groundwater depth is at least 2m below the surface at all times and;
- There are no other hydrological pathways which would expedite the transport of phosphorous (fissured geology, shallow soil, flooding)

- 7.23 It should be noted that the only planning applications within the River Lugg catchment are required to demonstrate meeting these five tests at present. Dormington and Mordiford Group is within the River Lugg catchment, therefore the requirements above apply.

### **Summary of findings**

- 8.1 This assessment has considered the adverse effects of the Dormington and Mordiford Group Neighbourhood Plan on the following National Network Sites

- River Wye (including the River Lugg) SAC

- 8.2 The neighbourhood area falls within the River Lugg catchment area and an Appropriate Assessment is being undertaken in light of recent comments from Natural England.

- 8.3 The table within Appendix 3 show the detail of each policy and proposals assessed.

- 8.4 After the screening of the 15 policies, 5 are concerned have potential adverse effects.

- DM7 - Housing
- DM8 - Site Allocations for Market Housing
- DM9- Site Allocation for Rural Exception Housing
- DM10- New Community Hall, Mordiford School
- DM14- Rural Enterprise
- DM15- Community Energy Schemes



- 8.5 The some of these policies are not site allocations but have criteria to support development. They would all require a further planning application.
- 8.6 There are number of small scale site allocations: all of these sites have been assessed. It should be borne in mind that site allocations do not grant planning permission and all site allocations will be subject to a more detailed assessment at the planning application stage.
- 8.7 The most significant issue is regarding water quality and these is the form the majority of the assessment of these policies.
- 8.8 At this stage the appropriate mitigation measures can also be considered against each of the policies. The table with appendix 3 indicates where this has been the case. Herefordshire Council are investigate a wide range of mitigation measures and working with partners to resolve the current water quality issues within the Lugg catchment and are minded to the water quality within the Upper and Lower Wye catchment area.
- 8.9 The draft NDP contains a specific policy requiring all developments to be nutrient neutral in Policy DM4 River Wye Special Area of Conservation (SAC). The mitigation measures references within the document will be taken in account prior to any planning application.
- 8.11 The mitigation measures referenced within the document could be expanded and refined prior to any planning permissions in association with the policies of this development plan are approved.
- 8.12 The national nutrient neutrality and migration announced within the Ministerial Statement dated 20 July 2022 also demonstrate evidence that mitigation will be in place during the plan period of 2031.
- 8.13 The results of this Appropriate Assessment indicate that there will not be a significant effect on the integrity of the River Wye (including River Lugg) SAC when the mitigation and avoidance measures have been taken into account. Outlined in section 6 and 7 of this assessment.
- 8.14 **Therefore it is concluded that there will not be any likely significant effects on the integrity of the River Wye (including River Lugg) SAC.**

### **Consultation**

- 9.1 This report will accompany Regulation 14 version of the Dormington and Mordiford Group Neighbourhood Plan. This report will be subject to a 6 week consultation.

# Appendix 1

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**Initial Habitat Regulations Assessment and Strategic Environmental  
Assessment Screening Notification**

**The Neighbourhood Planning (General) Regulation 2012 (Reg. 32)  
Conservation of Habitats and Species Regulations 2010 (d)**

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<b>Neighbourhood Area:</b>	Dormington & Mordiford Group Neighbourhood Area
<b>Parish Council:</b>	Dormington & Mordiford Group Parish Council
<b>Neighbourhood Area Designation Date:</b>	13/05/2014

### **Introduction**

This Initial Habitat Regulations Assessment (HRA) and Strategic Environmental Assessment (SEA) Screening has been undertaken to assess whether any European Sites exist within or in proximity to the Neighbourhood Area which could be affected by any future proposals or policies.

Through continual engagement the outcomes of any required assessments will help to ensure that proposed developments will not lead to Likely Significant Effects upon a European Site or cause adverse impacts upon other environmental assets, such as the built historic or local natural environment.

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**HRA Initial Screening: Map showing relationship of Neighbourhood Area with European Sites  
(not to scale)**



**Initial HRA Screening**

**River Wye (including the River Lugg) SAC:**

Does the Neighbourhood Area have the River Wye (including the River Lugg) in or next to its boundary?	Y	The River Wye and Lugg SAC run along the borders of the Group Parish.
Is the Neighbourhood Area in the hydrological catchment of the River Wye (including the River Lugg) SAC?	Y	The Group Parish is within the hydrological catchment of the River Wye & River Lugg
If yes above, does the Neighbourhood Area have mains drainage to deal with foul sewage?	Y	There is mains drainage at Dormington, Mordiford (Sufton Rise) and Mordiford (Pentaloe Close)

**Downton Gorge SAC:**

Is the Neighbourhood Area within 10km of Downton Gorge SAC?	N	Downton Gorge is 35km away from the Group Parish.
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**River Clun SAC:**

Does the Neighbourhood Area include: Border Group Parish Council or Leintwardine Group Parish Council?	N	River Clun does not border the Group Parish.
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**Usk Bat Sites SAC:**

Is the Neighbourhood Area within 10km of the SAC boundary?	N	Usk Bat Sites are 43km away from the Group Parish.
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**Wye Valley & Forest of Dean Bat Sites SAC:**

Is the Neighbourhood Area within 10km of any of the individual sites that make up the Wye Valley & Forest of Dean Bat Sites?	N	Wye Valley and Forest of Dean Bat Sites are 18km away from the Group Parish.
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**Wye Valley Woodlands SAC:**

Is the Neighbourhood Area within 10km of any of the individual sites that make up the Wye Valley Woodlands Site?	N	Wye Valley Woodlands are 21km away from the Group Parish.
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**HRA Conclusion:**

The assessment above highlights that the following European Sites will need to be taken into account in the future Neighbourhood Development Plan for the Dormington & Mordiford Group Neighbourhood Area and a Full HRA Screening will be required.

**European Site**

*(List only those which are relevant from above)*

River Wye (including the River Lugg) SAC

**Strategic Environmental Assessment Initial Screening for nature conservation landscape and heritage features**

The following environmental features are within or in general proximity to the Dormington & Mordiford Group Neighbourhood Area and would need to be taken into account within a Strategic Environmental Assessment. In addition, the NDP will also need to consider the other SEA topics set out in Guidance Note 9a to ensure that the plan does not cause adverse impacts.

<b>SEA features</b>	<b>Total</b>	<b>Explanation</b>	<b>SEA required</b>
Air Quality Management Areas (AQMA)	0	There are no AQMAs within the Group Parish	N
Ancient Woodland	10	Tidnor Wood (border); Priors Court Wood; Dormington Wood; Swillow Wood (border); Park Coppice (border); Nurdens Wood/Canwood Knoll (border); Sharpnag Wood; Fownhope Park and West Wood (border); The Pendlehopes; Fern Hope Wood	Y
Areas of Archaeological Interest (AAI)	0	There are no AAI's within the Group Parish	N
Areas of Outstanding Natural Beauty (AONB)	1	Wye Valley AONB	Y
Conservation Areas	2	Mordiford; Hampton Bishop (border)	Y
European Sites (SAC)	1	River Wye/Lugg (border)	Y
Flood Areas/Zones		Flood Zones follow the River Wye and Lugg and tributaries off them	Y
Listed Buildings	Numerous	There are numerous listed buildings throughout the Group Parish	Y
Local Sites (SWS/SINCS/RIGS)	2 (RIGS) 16 (SWS)	RIGS: Bartestree Quarry (Lowes Hill); Dormington Slip SWS: River Lugg (border); River Wye (border); River Frome; Perton roadside section and quarry; Backbury Hill; Checkley Common; Fields near Checkley Chapel; Woodland along Seager Hill; Woodland along Canwood Knoll (border); Fields at Woolhope Cockshoot (border); Sharpnag Wood (border); Broadmoor Common (border); Pentaloe Brook; Haugh Wood and adjoining woodland; Scutterdine Quarry (border); Woodlands and grasslands above Fownhope (border)	
Long distance footpaths/trails	1	Wye Valley Walk	Y
Mineral Reserves	10	River Lodon, Monkhide to Yarkhill to Bartestree; Perton quarry to Sheepcote Hill to Woolhope Cockshoot; Broomy Green to Backbury; Perton Quarry; South of Prospect Farm to Broad Grove; The Plantation to Devereux Park to Winslow Mill to Busland Wood to Sapness House; Limburies Wood and Joanhill Farm; Mangerdine, north east of Mordiford; East of Mordiford to	Y

		Fownhope; West Wood, Mordiford to Fownhope	
National Nature Reserve (NNR)	0	There are no NNRs within the Group Parish	N
Registered & Unregistered Parks and Gardens	2 (Registered) 7 (Unregistered)	Registered: Sufton Court; Stoke Edith (border) Unregistered: Old Sufton; Longworth; Devereux Park; Fownhope Court (border); Wessington Court (border); Hagley Park/Court (border); Bartestree Court (border)	Y
Scheduled Ancient Monuments (SAM)	4	Ethelberts Camp; Moated Site 360m north of Joanshill Farm; Churchyard cross in Holy Rood Churchyard; Churchyard cross in St John the Baptist Churchyard (border)	Y
Sites of Special Scientific Interest (SSSI)	10	River Wye (Unfavourable Recovering); River Lugg (Unfavourable Recovering); Scutterdine Quarry (Favourable); Woodshuts Woods (Unfavourable Recovering); Haugh Wood (Favourable); Cherry Hill Woods (Unfavourable Recovering) (border); Sharpnage Wood (Unfavourable Recovering) (border); Little Hill (Unfavourable No Change); Perton roadside section and quarry (Favourable); Lugg & Hampton Meadows (Favourable) (border)	Y

**Decision Notification:**

The initial screening highlights that the Neighbourhood Development Plan for the Dormington & Mordiford Group Neighbourhood Area:

- a) Will require further environmental assessment for Habitat Regulations Assessment and Strategic Environmental Assessment.

**Assessment date: 04/04/2014**

**Assessed by: James Latham**

## Appendix 1: European Sites

The table below provides the name of each European Site, which has been screened in for the purposes of neighbourhood planning in Herefordshire; includes their site features of integrity; and vulnerability data. This is based on the sites individual features of integrity and their vulnerabilities, which could include distance criteria. This has been used in identifying which parishes are likely to require a full HRA Screening of their future Neighbourhood Development Plan, to establish if their plan might have Likely Significant Effects on a European Site.

<b>Downton Gorge</b>
<b>Site Features:</b> <i>Tilio-Acerion</i> forests of slopes, screes and ravines
<b>Vulnerability data:</b> 10km for air quality associated with poultry units or other intensive agricultural practices.
<b>River Clun</b>
<b>Site Features:</b> Freshwater pearl mussel <i>Margaritifera margaritifera</i>
<b>Vulnerability data:</b> Water quality is important to maintain the site feature. Parishes either side of the River Clun will be affected.
<b>River Wye</b>
<b>Site Features:</b> Water courses of plain to montane levels with the <i>Ranunculion fluitantis</i> and <i>Callitricho-Batrachion</i> vegetation. Transition mires and quaking bogs. White-clawed (or Atlantic Stream) crayfish <i>Austropotamobius pallipes</i> . Sea lamprey <i>Petromyzon marinus</i> . Brook lamprey <i>Lampetra planeri</i> . River lamprey <i>Lampetra fluviatilis</i> . Twaite shad <i>Alosa fallax</i> . Atlantic salmon <i>Salmo salar</i> . Bullhead <i>Cottus gobio</i> . Otter <i>Lutra lutra</i> . Allis shad <i>Alosa alosa</i>
<b>Vulnerability data:</b> Proximity: Developments should not be within 100m of the designated bank. Some developments beyond 100m may also have impacts based on proximity and these issues should be addressed where possible when developing NDP policy and choosing site allocations. Water Quality: Within the whole catchment of the River Wye, which includes the River Lugg, mains drainage issues with regards to water quality are being resolved through the Core Strategy / Local Plan and development of a Nutrient Management Plan. Welsh Water should be consulted to ensure that the proposed growth will be within the limit of their consents. Otters: "An otter will occupy a 'home range', which on fresh waters usually includes a stretch of river as well as associated tributary streams, ditches, ponds, lakes and woodland. The size of a home range depends largely on the availability of food and shelter, and the presence of neighbouring otters. On rivers, a male's home range may be up to 40km or more of watercourse and associated areas; females have smaller ranges (roughly half the size) and favour quieter locations for breeding, such as tributary streams. Otters without an established home range are known as 'transients'. They are mostly juveniles looking for a territory of their own, or adults that have been pushed out of their territories. Transient otters may use an area for a short while, but they will move on if conditions are not suitable or if they are driven away by resident otters. Transients will have been important in extending the range of otters, but they are very difficult to identify from field signs. Within a home range an otter may use many resting sites. These include above-ground shelters, such as stands of scrub or areas of rank grass, and underground 'holts' – for example, cavities under tree roots and dry drainage pipes." (Source: EA website: <a href="http://www.environmentagency.gov.uk/static/documents/Business/Otters_the_facts.pdf">http://www.environmentagency.gov.uk/static/documents/Business/Otters_the_facts.pdf</a> accessed 09/04/2013)



### Usk Bat Site

**Site Features:** Annex I habitats present as a qualifying feature, but not a primary reason for site selection: European dry heaths, Degraded raised bogs still capable of natural regeneration, Blanket bogs, Calcareous rocky slopes with chasmophytic vegetation, Caves not open to the public, *Tilio-Acerion* forests of slopes, screes and ravines. Annex II species of primary reason for site selection: Lesser horseshoe bat *Rhinolophus hipposideros*, UK population 5%, although it is suggested this is an underestimate.

**Vulnerability data:** Lesser Horseshoe bats are known to migrate between 5km and 10km between their summer and winter roosts. The Lesser Horseshoe Bat is vulnerable to disturbance; light pollution; and habitat loss. Check with the planning ecologist for other issues.

### Wye Valley and Forest of Dean Bat Sites

**Site Features:** Annex II species that are a primary reason for site selection: Lesser horseshoe bat *Rhinolophus hipposideros*. Greater horseshoe bat *Rhinolophus ferrumequinum*

**Vulnerability data:** Lesser Horseshoe bats are known to migrate between 5km and 10km between their summer and winter roosts. The Lesser Horseshoe Bat is vulnerable to disturbance; light pollution; and habitat loss. Check with the planning ecologist for other issues.

Greater Horseshoe bats are known to migrate between 20-30km between their summer and winter roosts.

NDPs closest to the European Site will need to consider:  
Woodland habitat buffer.

Lesser Horseshoe Bat: Old buildings; woodland locations; sheltered valleys, extensive deciduous woods or dense scrub, close to roost sites. In areas of fragmented habitats, linear habitats such as hedgerows are important corridors. Vulnerable to loss or disturbance of both summer and winter roosts and removal of linear habitat.

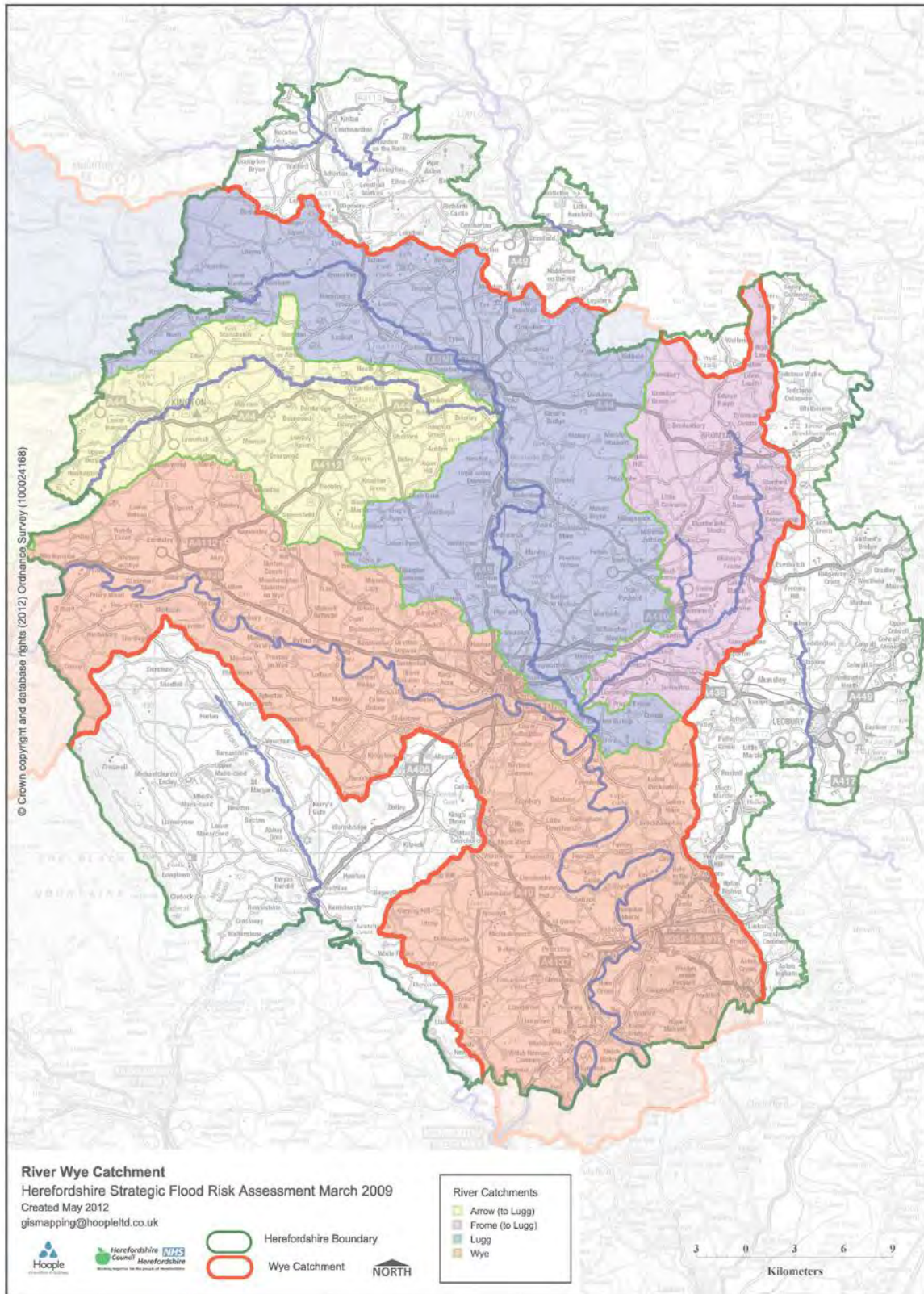
Greater Horseshoe Bat: Large buildings, pasture, edge of mixed deciduous woodland and hedgerows. Mixed land-use especially south-facing slopes, favours beetles, moths and insects they feed on. During the winter they depend on caves, abandoned mines and other underground sites for undisturbed hibernation. A system/series of sites required. Vulnerable to loss of insect food supply, due to insecticide use, changing farming practices and loss of broad-leaved tree-cover and loss / disturbance of underground roosts sites.

### Wye Valley Woodlands

**Site Features:** Annex I habitats that are a primary reason for site selection: Beech forests *Asperulo-Fagetum*, *Tilio-Acerion* forests of slopes, screes and ravines, *Taxus baccata* woods of the British Isles. Annex II species present as a qualifying feature, but not a primary reason for site selection: Lesser horseshoe bat *Rhinolophus hipposideros*, 51-100 residents

**Vulnerability data:** Lesser Horseshoe bats are known to migrate between 5km and 10km between their summer and winter roosts. The Lesser Horseshoe Bat is vulnerable to disturbance; light pollution; and habitat loss. Check with the planning ecologist for other issues. NDPs closest to the European Site will need to consider: Woodland habitat buffer. Lesser Horseshoe Bat: Old buildings; woodland locations; sheltered valleys, extensive deciduous woods or dense scrub, close to roost sites. In areas of fragmented habitats, linear habitats such as hedgerows are important corridors. Vulnerable to loss or disturbance of both summer and winter roosts and removal of linear habitat.

## Appendix 2: Wye Catchment Map



# Appendix 2

**Neighbourhood Plan Policy Screening – Dormington and Mordiford Group Neighbourhood Plan**

<b>Policy Number</b>	<b>Potential effect</b>	<b>In-combination effects</b>	<b>Likely adverse effects Likely Adverse Effect (Yes/ No and state how)</b>
<b>DM1-</b> Conserving and Enhancing Local Landscape Character	Policy itself will not lead to development.  Policy is seeking to enhance and or protect the natural environment in general.	This will have a positive effect	No LAE. This policy is seeking to avoid adverse effects on landscape and character of the Neighbourhood Area. The policy seeks to protect and enhance the landscape of the parish.
<b>DM2-</b> Local Green Spaces	Policy itself will not lead to development, policy sets out safeguards to protect locally valued open space.	This will have a positive effect	No LAE. This policy will not directly lead to development. Instead, it has criteria to ensure local green spaces are retained and protected.
<b>DM3-</b> Biodiversity	Policy itself will not lead to development, policy is seeking to ensure that biodiversity in the area is left in better a better condition following development.	This will have a positive effect	No LAE. This policy is seeking to deliver measureable improvements (minimum 10% net gain) to biodiversity within the Neighbourhood Area.
<b>DM4-</b> River Wye Special Area of Conservation (SAC)	Policy itself will not lead to development, policy seeks to ensure proposals do not have an adverse effect on River Wye SAC	This will have a positive effect	No LAE. This policy is seeking to avoid adverse effects on the River Wye SAC.
<b>DM5-</b> Responding to Local Character	Policy is seeking to enhance and protect the distinctive character of the built environment, through a set of design guidelines.	This will have a positive effect	No LAE. This policy is seeking to maintain and enhance or protect the character of the built environment.

Policy Number	Potential effect	In-combination effects	Likely adverse effects Likely Adverse Effect (Yes/ No and state how)
<b>DM6-</b> Sustainable Design	Policy itself will not lead to development, instead, this sets out criteria for sustainable housing design in the parish.	This will have a positive effect	No LAE. This policy does not lead to the development itself. This policy sets out criteria to ensure development is sustainable.
<b>DM7-</b> Housing	The location of the development is currently unknown, its implementation will be subject to a planning application	Defining the area for potential housing growth  Increased traffic Increased demand on water abstraction Increase demand on sewerage treatment	<b>LAE</b> The policy is seeking to deliver dwellings within a defined settlement boundaries for Dormington, Mordiford and Priors Frome. Policy also sets out criteria for type and tenure mix within developments
<b>DM8-</b> Site Allocations for Market Housing	The policy and site allocation could have a likely to have an impact on water quality.	Policy for housing development in line with Core Strategy targets. Increase in vehicle traffic. Increased demand for water abstraction and sewage treatment. Erosion/ Trampling Non-Physical disturbance such as noise, vibration and light pollution Air pollution	<b>LAE.</b> This site allocation could lead to adverse effects on the water and environmental quality.
<b>DM9-</b> Site Allocation for Rural Exception Housing	The policy and site allocation could have a likely to have an impact on water quality.	Policy for housing development in line with Core Strategy targets. Increase in vehicle traffic. Increased demand for water abstraction and sewage treatment. Erosion/ Trampling Non-Physical disturbance such as noise, vibration and light pollution	<b>LAE.</b> This site allocation could lead to adverse effects on the water and environmental quality.

Policy Number	Potential effect	In-combination effects	Likely adverse effects Likely Adverse Effect (Yes/ No and state how)
		Air pollution	
<b>DM10-</b> New Community Hall, Mordiford School	The location of the development is currently unknown, its implementation will be subject to a planning application	Policy to support development of shared Community Hall.  Increased demand for water abstraction and sewage treatment  Increased traffic Increased demand for water abstraction and sewerage treatment	<b>LAE.</b> The locations of the new Community Hall development is yet to be known.
<b>DM11-</b> Sustainable and Active Travel	Policy itself will not lead to development.  Policy sets out criteria to ensure new development will provide sustainable and active travel as well as high speed broadband connectivity.	None identified	No LAE. This policy is seeking for all development to have safe and suitable access with opportunities for active travel and also provide good phone and internet connection.
<b>DM12-</b> Local Infrastructure and Developer Contributions	Policy itself will not lead to development.  Sets out requirements for developers to support active travel infrastructure through introduction of a Community Infrastructure Levy (CIL)	None identified	No LAE. This policy is seeking CIL from development to deliver active travel infrastructure and improvements to road safety.



Policy Number	Potential effect	In-combination effects	Likely adverse effects Likely Adverse Effect (Yes/ No and state how)
<b>DM13-</b> Flooding, Wastewater and Sewerage	Policy is to ensure development is resilient to flood and has adequate wastewater and sewage capacity.	None identified	No LAE. This policy is seeking ensure development that there is sufficient wastewater and sewage capacity.
<b>DM14-</b> Rural Enterprise	The location of the development is currently unknown, its implementation will be subject to a planning application	Policy to support local employment opportunities  Increased traffic Increased demand for water abstraction and sewerage treatment	<b>LAE.</b> The locations of the rural business development is yet to be known.
<b>DM15-</b> Community Energy Schemes	The location of the development is currently unknown, its implementation will be subject to a planning application	Erosion/ Trampling Non-Physical disturbance such as noise, vibration and light pollution Air pollution	<b>LAE.</b> This policy is seeking to deliver sustainable energy schemes in local area, the location of which is yet to be known.

# Appendix 3

**Appropriate Assessment policy assessment – Dormington and Mordiford Group  
Neighbourhood Plan**

**Neighbourhood Plan Policy: DM7 - Housing**

Adverse significant effect – foul water, surface water, water quality in the river.

Possible Mitigation measures

Mitigation	Description
Main sewerage system	<p>There is mains drainage in Dormington, Mordiford (Sufton Rise) and Mordiford (Pentaloe Close).</p> <p>Development will be assessed case-by-case to determine whether there is sufficient drainage capacity. A foul and surface water management strategy will be required for any developments which needs to be agreed in writing by the Local Planning Authority</p>
WWTW	<p>The proportional growth requirement is within the expected for the Hereford Market area within the Core Strategy and agreed by Welsh Water.</p> <p>Welsh Water have and are continuing to include phosphate stripping in a number WWTW across the county. This will have a positive impact on the catchment in general. However some areas may not be connected to WWTW, will need specific foul and water management strategy and will need to be agreed in writing by the Local Planning Authority.</p>
Integrated Wetlands	<p>A programme of delivering integrated wetland is planned to create a number of wetlands to aid the reduction of phosphate within the catchment. The delivery of a number of these wetlands will be within the plan period. Any wetland will need to be upstream of the proposal to form potential mitigation.</p>
Revised Nutrient Management Plan	<p>A revised Nutrient Management Plan is underway which will contain a variety of measures by partners including the Environment Agency, Welsh Water, Farm Herefordshire and National Farmers Union to reduce phosphate levels within the catchment. This will be finalised within the plan period. This NMP cannot be solely relied upon at this stage.</p>
Interim Phosphate Plan Stage 2	<p>This document provides a range of potential mitigation solutions that could be used within the parish. A set of recommendations are included to provide a robust solution to achieve nutrient neutral residential developments. This document has been available on the Councils website since March 2021 and can be found on the link below  <a href="https://www.herefordshire.gov.uk/downloads/file/22211/interim-phosphate-delivery-plan-stage-2-non-technical-summary">https://www.herefordshire.gov.uk/downloads/file/22211/interim-phosphate-delivery-plan-stage-2-non-technical-summary</a></p>
Other – considerations	<p>Policy DM3, seeks to provide the protection and deliver enhancement of biodiversity and geodiversity within the parish, including watercourses. Policy DM4 seeks to conserve the natural environment particularly River Wye Special Area of Conservation (SAC) and to species of European importance as well as ensuring schemes draining into the Wye catchment will be nutrient neutral. Policy DM13 ensures foul and surface water are management are demonstrated in proposals.</p>
In-combination	<p>The policy does not grant permission or lead to development in itself. It is seeking to comply with the proportional growth requirements of the Core Strategy Policy RA2. A planning application will be required and any application will need to meet the requirements of Policy SD4.</p>

	<p>Policy DM13 required all developments to meet criteria to not undermine the water quality objectives of the SAC.</p> <p>Policy DM4 ensures development going forward will be nutrient neutral The policy criteria within Policy DM13 includes the requirement for acceptable arrangements for the use of suitable sustainable drainage and wet systems.</p>
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Residual effects – Work is ongoing to secure a number of constructed wetlands across the catchment area. Due to commercial sensitivity, it is not possible to outline the locations of all these wetlands however, a planning application has recently been granted for the first one in Luston (P21357/F).

It is not possible, or appropriate, at this stage to provide all the details to parish councils to include within their Neighbourhood Development Plans as the technical and scientific work is still progressing. Any specific additions to the reasoned justification or the policy could quickly become dated, then requiring developers or applications to meet solutions or options which were no longer preferred.

It is also not feasible to suggest that every NDP area or site allocation within NDP should have their own wetland solution. The integrated wetlands are a mitigation measure across the catchment area which will provide a solution via a phosphate credit scheme to sites downstream of the wetlands. The Luston wetland is higher up in the catchment than the Dormington and Mordiford Group neighbourhood area and the specific site allocations.

Additional mitigation measures may be appropriate and those options are outlined within the Interim Phosphate Plan. It is not appropriate or possible to prescribe this level of detail to a site allocation at this stage. However, it is recommended for criteria to be added to ensure applications clearly and robustly demonstrate that an option for nutrient neutrality is available in order to secure planning permission. This requirement would be the same for a windfall site or other applications as site allocation.

Recent information published by Natural England and Herefordshire Council include a phosphate calculator and additional guidance regarding nutrient neutrality to assist applicants meet the policy requirements.

Conclusion – The delineation of a settlement boundary within the plan does not directly lead to development. All sites within the settlement boundary and within the ‘open countryside’ require a planning application. Policy DM3, DM4 and DM13 include criteria to protect against adverse impacts on the natural environment, biodiversity and have appropriate drainage. Overall there are no likely significant effects in regards to Dormington and Mordiford NDP Policy DM7, when taking into account the inclusion of Policy DM3, DM4 and DM13.

**Neighbourhood Plan Policy: DM8 - Site Allocations for Market Housing**

Adverse significant effect – foul water, surface water, water quality in the river.

Possible Mitigation measures

Mitigation	Description
Main sewerage system	<p>There is mains drainage in Dormington, Mordiford (Sufton Rise) and Mordiford (Pentaloe Close).</p> <p>Development will be assessed case-by-case to determine whether there is sufficient drainage capacity. A foul and surface water management strategy will be required for any developments which needs to be agreed in writing by the Local Planning Authority</p>
WWTW	<p>The proportional growth requirement is within the expected for the Hereford Market area within the Core Strategy and agreed by Welsh Water.</p> <p>Welsh Water have and are continuing to include phosphate stripping in a number WWTW across the county. This will have a positive impact on the catchment in general. However some areas may not be connected to WWTW, will need specific foul and water management strategy and will need to be agreed in writing by the Local Planning Authority.</p>
Integrated Wetlands	<p>A programme of delivering integrated wetland is planned to create a number of wetlands to aid the reduction of phosphate within the catchment. The delivery of a number of these wetlands will be within the plan period. Any wetland will need to be upstream of the proposal to form potential mitigation.</p>
Revised Nutrient Management Plan	<p>A revised Nutrient Management Plan is underway which will contain a variety of measures by partners including the Environment Agency, Welsh Water, Farm Herefordshire and National Farmers Union to reduce phosphate levels within the catchment. This will be finalised within the plan period. This NMP cannot be solely relied upon at this stage.</p>
Interim Phosphate Plan Stage 2	<p>This document provides a range of potential mitigation solutions that could be used within the parish. A set of recommendations are included to provide a robust solution to achieve nutrient neutral residential developments. This document has been available on the Councils website since March 2021 and can be found on the link below  <a href="https://www.herefordshire.gov.uk/downloads/file/22211/interim-phosphate-delivery-plan-stage-2-non-technical-summary">https://www.herefordshire.gov.uk/downloads/file/22211/interim-phosphate-delivery-plan-stage-2-non-technical-summary</a></p>
Other – considerations	<p>Policy DM3, seeks to provide the protection and deliver enhancement of biodiversity and geodiversity within the parish, including watercourses. Policy DM4 seeks to conserve the natural environment particularly River Wye Special Area of Conservation (SAC) and to species of European importance as well as ensuring schemes draining into the Wye catchment will be nutrient neutral. Policy DM13 ensures foul and surface water are management are demonstrated in proposals.</p>
In-combination	<p>The policy does not grant permission or lead to development in itself. It is seeking to comply with the proportional growth requirements of the Core Strategy Policy RA2. A planning application will be required and any application will need to meet the requirements of Policy SD4.</p>



	<p>Policy DM13 required all developments to meet criteria to not undermine the water quality objectives of the SAC.</p> <p>Policy DM4 ensures development going forward will be nutrient neutral The policy criteria within Policy DM13 includes the requirement for acceptable arrangements for the use of suitable sustainable drainage and wet systems.</p>
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Residual effects – Work is ongoing to secure a number of constructed wetlands across the catchment area. Due to commercial sensitivity, it is not possible to outline the locations of all these wetlands however, a planning application has recently been granted for the first one in Luston (P21357/F).

It is not possible, or appropriate, at this stage to provide all the details to parish councils to include within their Neighbourhood Development Plans as the technical and scientific work is still progressing. Any specific additions to the reasoned justification or the policy could quickly become dated, then requiring developers or applications to meet solutions or options which were no longer preferred.

It is also not feasible to suggest that every NDP area or site allocation within NDP should have their own wetland solution. The integrated wetlands are a mitigation measure across the catchment area which will provide a solution via a phosphate credit scheme to sites downstream of the wetlands. The Luston wetland is higher up in the catchment than the Dormington and Mordiford Group neighbourhood area and the specific site allocations.

Additional mitigation measures may be appropriate and those options are outlined within the Interim Phosphate Plan. It is not appropriate or possible to prescribe this level of detail to a site allocation at this stage. However, it is recommended for criteria to be added to ensure applications clearly and robustly demonstrate that an option for nutrient neutrality is available in order to secure planning permission. This requirement would be the same for a windfall site or other applications as site allocation.

Recent information published by Natural England and Herefordshire Council include a phosphate calculator and additional guidance regarding nutrient neutrality to assist applicants meet the policy requirements.

Conclusion – All sites within the settlement boundary and within the ‘open countryside’ require a planning application. Policy DM3, DM4 and DM13 include criteria to protect against adverse impacts on the natural environment, biodiversity and have appropriate drainage. Overall there are no likely significant effects in regards to Dormington and Mordiford NDP Policy DM8, when taking into account the inclusion of Policy DM3, DM4 and DM13.

**Neighbourhood Plan Policy: DM9- Site Allocation for Rural Exception Housing**

Adverse significant effect – foul water, surface water, water quality in the river.

Possible Mitigation measures

Mitigation	Description
Main sewerage system	<p>There is mains drainage in Dormington, Mordiford (Sufton Rise) and Mordiford (Pentaloe Close).</p> <p>Development will be assessed case-by-case to determine whether there is sufficient drainage capacity. A foul and surface water management strategy will be required for any developments which needs to be agreed in writing by the Local Planning Authority</p>
WWTW	<p>The proportional growth requirement is within the expected for the Hereford Market area within the Core Strategy and agreed by Welsh Water.</p> <p>Welsh Water have and are continuing to include phosphate stripping in a number WWTW across the county. This will have a positive impact on the catchment in general. However some areas may not be connected to WWTW, will need specific foul and water management strategy and will need to be agreed in writing by the Local Planning Authority.</p>
Integrated Wetlands	<p>A programme of delivering integrated wetland is planned to create a number of wetlands to aid the reduction of phosphate within the catchment. The delivery of a number of these wetlands will be within the plan period. Any wetland will need to be upstream of the proposal to form potential mitigation.</p>
Revised Nutrient Management Plan	<p>A revised Nutrient Management Plan is underway which will contain a variety of measures by partners including the Environment Agency, Welsh Water, Farm Herefordshire and National Farmers Union to reduce phosphate levels within the catchment. This will be finalised within the plan period. This NMP cannot be solely relied upon at this stage.</p>
Interim Phosphate Plan Stage 2	<p>This document provides a range of potential mitigation solutions that could be used within the parish. A set of recommendations are included to provide a robust solution to achieve nutrient neutral residential developments. This document has been available on the Councils website since March 2021 and can be found on the link below  <a href="https://www.herefordshire.gov.uk/downloads/file/22211/interim-phosphate-delivery-plan-stage-2-non-technical-summary">https://www.herefordshire.gov.uk/downloads/file/22211/interim-phosphate-delivery-plan-stage-2-non-technical-summary</a></p>
Other – considerations	<p>Policy DM3, seeks to provide the protection and deliver enhancement of biodiversity and geodiversity within the parish, including watercourses. Policy DM4 seeks to conserve the natural environment particularly River Wye Special Area of Conservation (SAC) and to species of European importance as well as ensuring schemes draining into the Wye catchment will be nutrient neutral. Policy DM13 ensures foul and surface water are management are demonstrated in proposals.</p>
In-combination	<p>The policy does not grant permission or lead to development in itself. It is seeking to comply with the proportional growth requirements of the Core Strategy Policy RA2. A planning application will be required and any application will need to meet the requirements of Policy SD4.</p>

	<p>Policy DM13 required all developments to meet criteria to not undermine the water quality objectives of the SAC.</p> <p>Policy DM4 ensures development going forward will be nutrient neutral The policy criteria within Policy DM13 includes the requirement for acceptable arrangements for the use of suitable sustainable drainage and wet systems.</p>
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Residual effects – Work is ongoing to secure a number of constructed wetlands across the catchment area. Due to commercial sensitivity, it is not possible to outline the locations of all these wetlands however, a planning application has recently been granted for the first one in Luston (P21357/F).

It is not possible, or appropriate, at this stage to provide all the details to parish councils to include within their Neighbourhood Development Plans as the technical and scientific work is still progressing. Any specific additions to the reasoned justification or the policy could quickly become dated, then requiring developers or applications to meet solutions or options which were no longer preferred.

It is also not feasible to suggest that every NDP area or site allocation within NDP should have their own wetland solution. The integrated wetlands are a mitigation measure across the catchment area which will provide a solution via a phosphate credit scheme to sites downstream of the wetlands. The Luston wetland is higher up in the catchment than the Dormington and Mordiford Group neighbourhood area and the specific site allocations.

Additional mitigation measures may be appropriate and those options are outlined within the Interim Phosphate Plan. It is not appropriate or possible to prescribe this level of detail to a site allocation at this stage. However, it is recommended for criteria to be added to ensure applications clearly and robustly demonstrate that an option for nutrient neutrality is available in order to secure planning permission. This requirement would be the same for a windfall site or other applications as site allocation.

Recent information published by Natural England and Herefordshire Council include a phosphate calculator and additional guidance regarding nutrient neutrality to assist applicants meet the policy requirements.

Conclusion – All sites within the settlement boundary and within the ‘open countryside’ require a planning application. Policy DM3, DM4 and DM13 include criteria to protect against adverse impacts on the natural environment, biodiversity and have appropriate drainage. Overall there are no likely significant effects in regards to Dormington and Mordiford NDP Policy DM9, when taking into account the inclusion of Policy DM3, DM4 and DM13.

**Neighbourhood Plan Policy: DM10- New Community Hall, Mordiford School**

Adverse significant effect – foul water, surface water, water quality in the river.  
Possible Mitigation measures

Mitigation	Description
Main sewerage system	<p>There is mains drainage in Dormington, Mordiford (Sufton Rise) and Mordiford (Pentaloe Close).</p> <p>Development will be assessed case-by-case to determine whether there is sufficient drainage capacity. A foul and surface water management strategy will be required for any developments which needs to be agreed in writing by the Local Planning Authority</p>
WWTW	<p>The proportional growth requirement is within the expected for the Hereford Market area within the Core Strategy and agreed by Welsh Water.</p> <p>Welsh Water have and are continuing to include phosphate stripping in a number WWTW across the county. This will have a positive impact on the catchment in general. However some areas may not be connected to WWTW, will need specific foul and water management strategy and will need to be agreed in writing by the Local Planning Authority.</p>
Integrated Wetlands	<p>A programme of delivering integrated wetland is planned to create a number of wetlands to aid the reduction of phosphate within the catchment. The delivery of a number of these wetlands will be within the plan period. Any wetland will need to be upstream of the proposal to form potential mitigation.</p>
Revised Nutrient Management Plan	<p>A revised Nutrient Management Plan is underway which will contain a variety of measures by partners including the Environment Agency, Welsh Water, Farm Herefordshire and National Farmers Union to reduce phosphate levels within the catchment. This will be finalised within the plan period. This NMP cannot be solely relied upon at this stage.</p>
Interim Phosphate Plan Stage 2	<p>This document provides a range of potential mitigation solutions that could be used within the parish. A set of recommendations are included to provide a robust solution to achieve nutrient neutral residential developments. This document has been available on the Councils website since March 2021 and can be found on the link below  <a href="https://www.herefordshire.gov.uk/downloads/file/22211/interim-phosphate-delivery-plan-stage-2-non-technical-summary">https://www.herefordshire.gov.uk/downloads/file/22211/interim-phosphate-delivery-plan-stage-2-non-technical-summary</a></p>
Other – considerations	<p>Policy DM3, seeks to provide the protection and deliver enhancement of biodiversity and geodiversity within the parish, including watercourses. Policy DM4 seeks to conserve the natural environment particularly River Wye Special Area of Conservation (SAC) and to species of European importance as well as ensuring schemes draining into the Wye catchment will be nutrient neutral. Policy DM13 ensures foul and surface water are management are demonstrated in proposals.</p>
In-combination	<p>The policy does not grant permission or lead to development in itself. It is seeking to comply with the proportional growth requirements of the Core Strategy Policy RA2. A planning application will be required and any application will need to meet the requirements of Policy SD4.</p>

	<p>Policy DM13 required all developments to meet criteria to not undermine the water quality objectives of the SAC.</p> <p>Policy DM4 ensures development going forward will be nutrient neutral The policy criteria within Policy DM13 includes the requirement for acceptable arrangements for the use of suitable sustainable drainage and wet systems.</p>
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Residual effects – Work is ongoing to secure a number of constructed wetlands across the catchment area. Due to commercial sensitivity, it is not possible to outline the locations of all these wetlands however, a planning application has recently been granted for the first one in Luston (P21357/F).

It is not possible, or appropriate, at this stage to provide all the details to parish councils to include within their Neighbourhood Development Plans as the technical and scientific work is still progressing. Any specific additions to the reasoned justification or the policy could quickly become dated, then requiring developers or applications to meet solutions or options which were no longer preferred.

It is also not feasible to suggest that every NDP area or site allocation within NDP should have their own wetland solution. The integrated wetlands are a mitigation measure across the catchment area which will provide a solution via a phosphate credit scheme to sites downstream of the wetlands. The Luston wetland is higher up in the catchment than the Dormington and Mordiford Group neighbourhood area and the specific site allocations.

Additional mitigation measures may be appropriate and those options are outlined within the Interim Phosphate Plan. It is not appropriate or possible to prescribe this level of detail to a site allocation at this stage. However, it is recommended for criteria to be added to ensure applications clearly and robustly demonstrate that an option for nutrient neutrality is available in order to secure planning permission. This requirement would be the same for a windfall site or other applications as site allocation.

Recent information published by Natural England and Herefordshire Council include a phosphate calculator and additional guidance regarding nutrient neutrality to assist applicants meet the policy requirements.

Conclusion – All sites within the settlement boundary and within the ‘open countryside’ require a planning application. Policy DM3, DM4 and DM13 include criteria to protect against adverse impacts on the natural environment, biodiversity and have appropriate drainage. Overall there are no likely significant effects in regards to Dormington and Mordiford NDP Policy DM10, when taking into account the inclusion of Policy DM3, DM4 and DM13.

## Neighbourhood Plan Policy: DM14- Rural Enterprise

Adverse significant effect – foul water, surface water, water quality in the river.

Possible Mitigation measures

Mitigation	Description
Main sewerage system	<p>There is mains drainage in Dormington, Mordiford (Sufton Rise) and Mordiford (Pentaloe Close).</p> <p>Development will be assessed case-by-case to determine whether there is sufficient drainage capacity. A foul and surface water management strategy will be required for any developments which needs to be agreed in writing by the Local Planning Authority</p>
WWTW	<p>The proportional growth requirement is within the expected for the Hereford Market area within the Core Strategy and agreed by Welsh Water.</p> <p>Welsh Water have and are continuing to include phosphate stripping in a number WWTW across the county. This will have a positive impact on the catchment in general. However some areas may not be connected to WWTW, will need specific foul and water management strategy and will need to be agreed in writing by the Local Planning Authority.</p>
Integrated Wetlands	<p>A programme of delivering integrated wetland is planned to create a number of wetlands to aid the reduction of phosphate within the catchment. The delivery of a number of these wetlands will be within the plan period. Any wetland will need to be upstream of the proposal to form potential mitigation.</p>
Revised Nutrient Management Plan	<p>A revised Nutrient Management Plan is underway which will contain a variety of measures by partners including the Environment Agency, Welsh Water, Farm Herefordshire and National Farmers Union to reduce phosphate levels within the catchment. This will be finalised within the plan period. This NMP cannot be solely relied upon at this stage.</p>
Interim Phosphate Plan Stage 2	<p>This document provides a range of potential mitigation solutions that could be used within the parish. A set of recommendations are included to provide a robust solution to achieve nutrient neutral residential developments. This document has been available on the Councils website since March 2021 and can be found on the link below  <a href="https://www.herefordshire.gov.uk/downloads/file/22211/interim-phosphate-delivery-plan-stage-2-non-technical-summary">https://www.herefordshire.gov.uk/downloads/file/22211/interim-phosphate-delivery-plan-stage-2-non-technical-summary</a></p>
Other – considerations	<p>Policy DM3, seeks to provide the protection and deliver enhancement of biodiversity and geodiversity within the parish, including watercourses. Policy DM4 seeks to conserve the natural environment particularly River Wye Special Area of Conservation (SAC) and to species of European importance as well as ensuring schemes draining into the Wye catchment will be nutrient neutral. Policy DM13 ensures foul and surface water are management are demonstrated in proposals.</p>
In-combination	<p>The policy does not grant permission or lead to development in itself. It is seeking to comply with the proportional growth requirements of the Core Strategy Policy RA2. A planning application will be required and any application will need to meet the requirements of Policy SD4.</p>



	<p>Policy DM13 required all developments to meet criteria to not undermine the water quality objectives of the SAC.</p> <p>Policy DM4 ensures development going forward will be nutrient neutral The policy criteria within Policy DM13 includes the requirement for acceptable arrangements for the use of suitable sustainable drainage and wet systems.</p>
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Residual effects – Work is ongoing to secure a number of constructed wetlands across the catchment area. Due to commercial sensitivity, it is not possible to outline the locations of all these wetlands however, a planning application has recently been granted for the first one in Luston (P21357/F).

It is not possible, or appropriate, at this stage to provide all the details to parish councils to include within their Neighbourhood Development Plans as the technical and scientific work is still progressing. Any specific additions to the reasoned justification or the policy could quickly become dated, then requiring developers or applications to meet solutions or options which were no longer preferred.

It is also not feasible to suggest that every NDP area or site allocation within NDP should have their own wetland solution. The integrated wetlands are a mitigation measure across the catchment area which will provide a solution via a phosphate credit scheme to sites downstream of the wetlands. The Luston wetland is higher up in the catchment than the Dormington and Mordiford Group neighbourhood area and the specific site allocations.

Additional mitigation measures may be appropriate and those options are outlined within the Interim Phosphate Plan. It is not appropriate or possible to prescribe this level of detail to a site allocation at this stage. However, it is recommended for criteria to be added to ensure applications clearly and robustly demonstrate that an option for nutrient neutrality is available in order to secure planning permission. This requirement would be the same for a windfall site or other applications as site allocation.

Recent information published by Natural England and Herefordshire Council include a phosphate calculator and additional guidance regarding nutrient neutrality to assist applicants meet the policy requirements.

Conclusion – The Rural Enterprise Policy within the plan does not directly lead to development. All sites within the settlement boundary and within the ‘open countryside’ require a planning application. Policy DM3, DM4 and DM13 include criteria to protect against adverse impacts on the natural environment, biodiversity and have appropriate drainage. Overall there are no likely significant effects in regards to Dormington and Mordiford NDP Policy DM14, when taking into account the inclusion of Policy DM3, DM4 and DM13.

## Neighbourhood Plan Policy: DM15- Community Energy Schemes

Adverse significant effect – foul water, surface water, water quality in the river.

Possible Mitigation measures

Mitigation	Description
Main sewerage system	<p>There is mains drainage in Dormington, Mordiford (Sufton Rise) and Mordiford (Pentaloe Close).</p> <p>Development will be assessed case-by-case to determine whether there is sufficient drainage capacity. A foul and surface water management strategy will be required for any developments which needs to be agreed in writing by the Local Planning Authority</p>
WWTW	<p>The proportional growth requirement is within the expected for the Hereford Market area within the Core Strategy and agreed by Welsh Water.</p> <p>Welsh Water have and are continuing to include phosphate stripping in a number WWTW across the county. This will have a positive impact on the catchment in general. However some areas may not be connected to WWTW, will need specific foul and water management strategy and will need to be agreed in writing by the Local Planning Authority.</p>
Integrated Wetlands	<p>A programme of delivering integrated wetland is planned to create a number of wetlands to aid the reduction of phosphate within the catchment. The delivery of a number of these wetlands will be within the plan period. Any wetland will need to be upstream of the proposal to form potential mitigation.</p>
Revised Nutrient Management Plan	<p>A revised Nutrient Management Plan is underway which will contain a variety of measures by partners including the Environment Agency, Welsh Water, Farm Herefordshire and National Farmers Union to reduce phosphate levels within the catchment. This will be finalised within the plan period. This NMP cannot be solely relied upon at this stage.</p>
Interim Phosphate Plan Stage 2	<p>This document provides a range of potential mitigation solutions that could be used within the parish. A set of recommendations are included to provide a robust solution to achieve nutrient neutral residential developments. This document has been available on the Councils website since March 2021 and can be found on the link below  <a href="https://www.herefordshire.gov.uk/downloads/file/22211/interim-phosphate-delivery-plan-stage-2-non-technical-summary">https://www.herefordshire.gov.uk/downloads/file/22211/interim-phosphate-delivery-plan-stage-2-non-technical-summary</a></p>
Other – considerations	<p>Policy DM3, seeks to provide the protection and deliver enhancement of biodiversity and geodiversity within the parish, including watercourses. Policy DM4 seeks to conserve the natural environment particularly River Wye Special Area of Conservation (SAC) and to species of European importance as well as ensuring schemes draining into the Wye catchment will be nutrient neutral. Policy DM13 ensures foul and surface water are management are demonstrated in proposals.</p>
In-combination	<p>The policy does not grant permission or lead to development in itself. It is seeking to comply with the proportional growth requirements of the Core Strategy Policy RA2. A planning application will be required and any application will need to meet the requirements of Policy SD4.</p>

	<p>Policy DM13 required all developments to meet criteria to not undermine the water quality objectives of the SAC.</p> <p>Policy DM4 ensures development going forward will be nutrient neutral The policy criteria within Policy DM13 includes the requirement for acceptable arrangements for the use of suitable sustainable drainage and wet systems.</p>
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Residual effects – Work is ongoing to secure a number of constructed wetlands across the catchment area. Due to commercial sensitivity, it is not possible to outline the locations of all these wetlands however, a planning application has recently been granted for the first one in Luston (P21357/F).

It is not possible, or appropriate, at this stage to provide all the details to parish councils to include within their Neighbourhood Development Plans as the technical and scientific work is still progressing. Any specific additions to the reasoned justification or the policy could quickly become dated, then requiring developers or applications to meet solutions or options which were no longer preferred.

It is also not feasible to suggest that every NDP area or site allocation within NDP should have their own wetland solution. The integrated wetlands are a mitigation measure across the catchment area which will provide a solution via a phosphate credit scheme to sites downstream of the wetlands. The Luston wetland is higher up in the catchment than the Dormington and Mordiford Group neighbourhood area and the specific site allocations.

Additional mitigation measures may be appropriate and those options are outlined within the Interim Phosphate Plan. It is not appropriate or possible to prescribe this level of detail to a site allocation at this stage. However, it is recommended for criteria to be added to ensure applications clearly and robustly demonstrate that an option for nutrient neutrality is available in order to secure planning permission. This requirement would be the same for a windfall site or other applications as site allocation.

Recent information published by Natural England and Herefordshire Council include a phosphate calculator and additional guidance regarding nutrient neutrality to assist applicants meet the policy requirements.

Conclusion – The supporting community energy schemes policy within the plan does not directly lead to development. All sites within the settlement boundary and within the ‘open countryside’ require a planning application. Policy DM3, DM4 and DM13 include criteria to protect against adverse impacts on the natural environment, biodiversity and have appropriate drainage. Overall there are no likely significant effects in regards to Dormington and Mordiford NDP Policy DM15, when taking into account the inclusion of Policy DM3, DM4 and DM13.