

Chapter 8

# Summary

## 8 Summary

### Introduction

- 8.1 This chapter summarises the findings of the EIA. No additional mitigation measures are required for the additional 100 dwellings, but they will be subject to the range of mitigation measures put in place for the consented development. Where relevant, these are summarised in table 8.1.

Topic	Mitigation measure
Air quality	The construction environmental management plan (CEMP) established for the consented development will also cover the additional 100 dwellings. The CEMP includes a range of measures to minimise dust generation during construction and details of construction traffic routes.
Natural heritage	An ecological management plan has been approved for the consented development.
Social and community	If there are still capacity issues with local NHS dental services at the detailed, reserved matters stage, there is scope for a dental surgery to be included in the consented local centre.
Traffic and transport	Construction traffic will be managed through the CEMP in place for the consented development. The additional 100 dwellings will be covered by the travel plan for the consented development and so will benefit from measures aimed at promoting sustainable modes of transport.
Hydrology and water quality	The CEMP established for the consented development, which will also cover the additional 100 dwellings, incorporates a range of measures to protect the water environment during construction. These include the use of emergency equipment in the event of accidental spillage, excavation and removal of any ground contaminated by spillages during construction, and the use of personal protective equipment. The consented surface water drainage strategy requires each parcel to limit discharge of run-off to the existing greenfield run-off rates for the 1 in 10 year event. This will be achieved using infiltration SuDS, such as soakaways, swales and pervious pavements. Regional attenuation has already been provided in the form of a number of basins within the site. The additional 100 dwellings will benefit from these drainage arrangements, which will improve water quality and attenuate flows.

**Table 8.1: Mitigation measures put in place for the consented development that will benefit the proposed additional 100 dwellings**

- 8.2 There will be no significant residual effects as a result of the construction of the 100 additional dwellings alone. The significant residual cumulative effects with the consented development are the same as the residual effects identified in the 2006 ES. The additional 100 dwellings will not change the findings of the 2006 ES and the significant residual cumulative effects all arise as a result of the consented development. These are summarised in table 8.2.

Significant residual effect	Receptor sensitivity	Impact magnitude	Nature	Duration	Effect significance	Level of certainty
<i>Air quality</i>						
No significant residual effects	--	--	--	--	--	--
<i>Natural heritage</i>						
Species-rich hedgerows lost under footprint	Medium	Medium	Adverse	Short term	Moderate	Absolute
Replacement hedgerow planting and planting of new hedgerows	Medium	Medium	Beneficial	Long term	Moderate	Absolute
Replanting and management of woodland north of service area	Low	Medium	Beneficial	Long term	Moderate	Absolute
Water vole habitat created along Pingle Brook and balancing ponds	Medium	Large	Beneficial	Long term	Moderate	Absolute
Reptiles (grass snake, slowworm, common lizard) translocated and habitat improvement in informal open space	Medium	Small	Beneficial	Long term	Slight	Absolute
Net increase in bat foraging habitat and potential roosts	Medium	Small	Beneficial	Long term	Slight	Reasonable
Loss of badger foraging habitat under footprint and new road casualties	Medium	Medium	Adverse	Long term	Moderate	Reasonable
Loss of foraging and nesting habitat for farmland birds (skylark, starling and yellowhammer) under footprint	Medium	Small	Adverse	Long term	Slight	Reasonable
Increase in foraging and nesting habitat for farmland birds (song thrush, bullfinch and reed bunting)	Medium	Medium	Beneficial	Long term	Moderate	Reasonable
<i>Social and community</i>						
Increase in employment during construction	Low	Medium to large	Beneficial	Short term	Moderate	Reasonable
Change to the operational area of Whitelands Farm	Low	Small	Adverse	Long term	Slight	Reasonable
Increase in market housing	Medium	Medium	Beneficial	Long term	Substantial	Absolute
Increase in affordable housing	Medium	Medium	Beneficial	Long term	Substantial	Absolute
Provision of education facilities	Low	Small	Beneficial	Long term	Slight	Absolute
Provision of a nursing home and health village	Low	Small to medium	Beneficial	Long term	Slight to moderate	Reasonable
Increase in formal sports provision	Medium	Medium	Beneficial	Long term	Substantial	Absolute
Increase in employment post-construction	Low	Medium	Beneficial	Long term	Moderate	Reasonable
Increase in spending in the local economy	Low	Medium	Beneficial	Long term	Moderate	Reasonable
<i>Traffic and transport</i>						
No significant residual effects	--	--	--	--	--	--
<i>Hydrology and water quality</i>						
No significant residual effects	--	--	--	--	--	--

**Table 8.2: Significant residual effects arising from the 100 additional dwellings combined with the consented development (all of which result from the consented development)**