

Three Rivers District Council

Three Rivers Site Allocations LDD

Proposed Submission Sustainability Appraisal

November 2012

Appendix 3a- Site Allocations Pre-Submission

SA Report Consultation Responses

**Halcrow Group Limited, CH2MHill Company,
in association with TRL**

Summary of Comments	How comments are taken on board in the Sustainability Appraisal
Statutory Consultee	
Environment Agency	
<p>Section: The Functional Floodplain The Sustainability Appraisal does not include reference to your Strategic Flood Risk Assessment in the text or evidence base. This must be amended before submission.</p>	Noted – reference to the Three Rivers SFRA published January 2012 will be included.
<p>The Sequential Test The sequential and if necessary exceptions tests have not yet been carried out. I understand that you will be carrying out a Sequential test; this document should inform the location of development within Three Rivers, ensuring that vulnerable uses are located in the areas of lowest flood risk. The Sequential test will also need to be referenced in your Sustainability Appraisal.</p>	Noted.
Natural England	
<p>Appendix 2a Appendix 2a of the SA states that woodland is immediately adjacent to allocated site H37 (Land South of St Josephs, Ainsdale Road, South Oxhey) but that it is not ancient woodland. According to the Natural England Ancient Woodland Inventory¹ this woodland is ancient semi-natural woodland. Please could this be amended.</p>	Noted – the SA will be amended.
<p>Habitat Regulations Assessment (HRA) We are satisfied that the conclusion of ‘no significant effects on any Natura 2000 site’ in relation to the HRA carried out for the Core Strategy is also applicable to the SAPD.</p>	Noted.
<p>Paragraph 5.3. We fully support the statement that ‘<i>Developers should be encouraged from the outset to incorporate habitats into their developments</i>’. This should be expanded to include Green Infrastructure.</p>	Noted.