

LOCAL DEVELOPMENT PLAN 2

**Proposed Plan
Environmental Report**

West 
Dunbartonshire
COUNCIL

September 2018

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1. NON-TECHNICAL SUMMARY

- 1.1 This is the non-technical summary of the Environmental Report which documents the Strategic Environmental Assessment (SEA) of the West Dunbartonshire Local Development Plan 2: Proposed Plan. SEA is concerned with the protection of the environment. It is a beneficial and thorough assessment process, which ensures that environmental considerations are taken on board at an early stage in the Local Development Plan preparation process, to ensure development takes place in the right location with minimal environmental impact.
- 1.2 The Local Development Plan is being prepared under the provisions of the Town and Country Planning (Scotland) Act 1997 (as amended) and the Development Planning (Scotland) Regulations 2008. It takes full account of National Planning Framework 3, Scottish Planning Policy, Clydeplan (the Strategic Development Plan for the Glasgow and Clyde Valley Area) and the West Dunbartonshire Locality Outcome Improvement Plan: the Plan for Place (2017-2022).
- 1.3 The Proposed Local Development Plan sets out how the Council wants to see West Dunbartonshire develop over the next 5 years and provides the Council's planning policy framework for all matters.

SEA Assessment Methodology

- 1.4 SEA follows a systematic and thorough process, which allows environmental considerations to be integrated into the Proposed Plan, as well as, inviting comments and representations on the both the Proposed Plan and the Environmental Report from members of the public and stakeholders. SEA assesses and evaluates the likely significant impacts that the Proposed Plan may have on the environment. Dependent on the outcome of the assessment process, the SEA recommends mitigation and/or enhancement measures. This is to ensure that the plan is environmentally responsible and sustainable.

Alternatives

- 1.5 The Main Issues Report (2017) set out the major planning issues facing West Dunbartonshire and to put forward the Council's preferred option, as well as, one or more alternatives as to how these would be tackled in the Local Development Plan. An extensive engagement and consultation process took place whereby a wide range of stakeholders' views were sought on these issues. The Proposed Plan has taken full account of responses received, as well as, any updated national policy

and guidance. Policy alternatives are limited due to the need to comply with national policy.

- 1.6 During consultation on the Main Issues Report, new development sites were suggested and these have been assessed as alternative locations for development. These have not been replicated within the environmental report.

Assessment Process

- 1.6 The Proposed Plan was subject to a 2-stage assessment. Stage 1 of the assessment process focussed on identifying whether the spatial strategy, policies, proposals and development sites were likely to have a significant impact on the environment. To assist with the Stage 1 assessment process, a series of SEA objectives, which were derived from the environmental baseline data and existing environmental issues and problems within West Dunbartonshire, were used to help determine if the Proposed Plan was likely to have a significant impact on the environment, either positively or negatively. Only significant environmental impacts were taken forward to stage 2 of the assessment process.
- 1.7 The stage 2 assessment process analysed the likely significant environmental impacts in more detail. To assist the stage 2 assessment process, SEA criteria/checklist were developed, linking into the SEA objectives, but providing a wider scope to evaluate what the significant impact on the environment would be as a result of the spatial strategy, policies, proposals and sites.

Summary of the Environmental Impacts

- 1.8 Generally, the policies of the Proposed Local Development Plan are likely to have significant positive impacts on the environment. 14 policies were likely to have significant negative impacts on some receptors, but after mitigation these either became significant positive or significant positive/negative or there were no apparent mitigation or enhance measures that could be utilised. Appendix G contains the full assessment of the policies and proposals taken to stage 2 of the assessment process.
- 1.9 In terms of the development sites, the majority of the sites are likely to have significant positive or significant positive/ negative impacts on the environment. 19 sites had significant negative impacts on certain environmental receptors. After mitigation most of the original significant positive/negative impacts were mitigated and became significant

positive, however, even after mitigation, there were numerous instances where the impacts remained significant positive/negative.

- 1.10 In terms of the sites which had significant negative impacts on certain environmental receptors, these were either mitigated to significant positive/negative impacts or in some cases, significant positive impacts. There were also a few exceptions where the impacts of mitigation measures would have unknown environmental impacts. These were due to the reliance of advice from either SEPA or WoSAS in terms of mitigation for the site. Appendix H contains the full assessment of the development sites taken to stage 2 of the assessment process.

Summary of Cumulative Impacts – Policies and Proposals

In general, for each individual spatial strategy the significant cumulative impacts in terms of the original assessment results were either significant positive or significant positive/negative. Policies Bowling Basin 1; H1; CON 3 and MIN 1 were the only policies and proposals identified that were likely to have significant negative cumulative environmental impacts. After the mitigation/ enhancement measures were taken into account, the cumulative impacts were either likely to be significant positive or significant positive/negative. In terms of the three policies that originally were likely to have significant negative cumulative environmental impacts, H1; CON 3 and MIN 1 were likely to have significant positive cumulative impacts should the mitigation measures be implemented. Bowling Basin 1 was likely to be unknown due to the mitigation measures required by WoSAS not being known.

- 1.11 The implementation of the spatial strategy and the policies, in terms of their impacts on the individual environmental receptors were likely to have significant positive cumulative environmental impacts. Only biodiversity, flora and fauna was predicted to have significant positive/negative cumulative impacts. After the mitigation measures were applied, the likely cumulative impacts of the implementation of the spatial strategy and policies were likely to be significant positive.
- 1.12 Overall, the implementations of the Proposed Plan policies are likely to have significant positive cumulative environmental impacts in terms of the original assessment and also in terms of the mitigation/enhancement measures.

Summary of Cumulative Impacts – Development Sites

- 1.13 In general, the development sites are likely to have individual significant positive or significant positive/ negative cumulative environmental impacts on the environment in terms of the original assessments. Sites H2(8); H2(18); H2(25); H2(32); E1(1); and E1(6)

are the only sites that are likely to have significant negative cumulative environmental impacts.

- 1.14 When reassessed with the mitigation/enhancement measures in place, the development sites H2(8); H2(18); E1(1); and E1(6) were likely to have individual significant positive or significant positive/ negative cumulative environmental impacts on the environment should the mitigation/enhancement measures be implemented. The mitigation measures for sites H2(25) and H2(32) were unknown due to the mitigation measures required by WoSAS not being known.
- 1.15 Overall, the implementations of the Proposed Plan development sites were likely to have significant positive/negative cumulative environmental impacts in terms of the original assessment but when the mitigation/enhancement measures were applied, the overall cumulative impact was still predicted to be significant positive/negative.
- 1.16 **Although the individual assessments of the sites indicated that it was unlikely that the sites themselves would have a significant increase in the amount of waste produced in the settlement, cumulatively there were likely to be significant negative environmental impacts in terms of waste production by settlement and in terms of West Dunbartonshire as a whole. Therefore, to mitigate the impact, developers of the sites, in terms of construction waste, will require to recycle material, either through re-use on site, or through re-use in other projects, in line with the provisions of the Zero Waste Plan and Policy ZW1.**
- 1.18 Overall, the implementation of the Proposed Plan development sites are likely to have significant positive/negative cumulative environmental impacts in terms of the original assessment but when the mitigation/enhancement measures were applied, the overall cumulative impact was predicted to be significant positive.

Synergistic Impact Assessment

- 1.19 Synergistic impacts occur when the combination of individual and unrelated impacts combine to produce a different impact to the sum of the individual impacts concerned. Synergistic impacts are anticipated through the interrelationship of different plans, programmes and strategies as promoted by Council services e.g. a reduction in greenhouse gas emissions will positively impact on biodiversity conservation and protection and can also impact on air quality, by reducing pollution levels, which can lead to a reduction in asthma.
- 1.20 From the results of the assessments of planning policy, there are likely to be significant positive synergistic impacts, mostly after mitigation, on biodiversity, flora and fauna, climate, air, health and material assets. Protecting landscape also has significant synergistic positive impacts on biodiversity, flora and fauna, soils and health and the redevelopment

of brownfield land will similarly have positive impacts on landscape, soil, water, health and lead to new areas of open space thus positively impacting on material assets.

- 1.21 The site assessments, after mitigation measures, indicated that there would be significant positive/negative environmental synergistic impacts on climate, air, health and material assets. This was a result of the majority of the sites being within walking distance of a public transport stop at the very least which would help reduce the impacts of the increased level of car usage and the resultant pollutants would have on these environmental receptors, should the mitigation measures be implemented.
- 1.22 Removal of contaminated soil and water and redevelopment of brownfield land is also likely to have significant positive synergistic impacts on landscape, biodiversity, flora and fauna and health.

Mitigation/Enhancement

- 1.23 Where the stage 2 assessments indicated that there were likely to be adverse impacts as a result of the spatial strategy, policies, proposals and development sites, mitigation measures were proposed to reduce the overall environmental impact to an acceptable or negligible level for each of the environmental receptors that are affected. The stage 2 assessments also propose enhancement measures where appropriate and, as with the mitigation measures, these are identified against the individual environmental receptors in the stage 2 assessments. These mitigation and enhancement measures have also been assessed for likely significant environmental impacts. Appendices G and H provide a full description of the enhancement and/or mitigation measures that will be required.
- 1.24 The SEA has influenced the Proposed Plan, in terms of ensuring that the mitigation and/or enhancement measures for the sites are implemented, by the inclusion of a Policy within the Plan requiring developers to implement these mitigation and or/enhancement measures or the Council will not support the application.

Monitoring

1.25 The Proposed Plan spatial strategy, policies, proposals and development sites that are likely to have significant environmental impacts require to be monitored, to ensure that adverse and unforeseen impacts do not arise or can be easily identified and remedied. The proposed Monitoring Measures are provided below:

Monitoring Measures		
Environmental Issues to be Monitored	Objective of Monitoring	Target
Landscape and Geology	To monitor the impact of the LDP on landscape and geology within West Dunbartonshire	The landscape and geological resources of West Dunbartonshire are protected and their setting preserved.
Biodiversity, Flora and Fauna	To monitor the impact of the LDP on the natural heritage designations within West Dunbartonshire.	Enhancement of biodiversity across West Dunbartonshire. No irreversible losses of valuable sites, areas of important green space, riverbanks etc or protected species/habitats within West Dunbartonshire.
Population	To monitor the impacts of permanent population increases and increases of day visitors to West Dunbartonshire.	Towns and Villages in West Dunbartonshire are able to accommodate increases in population in terms of the resources and impacts on the natural environment. New developments are located within walkable distance of basic amenities and public transportation routes.
Human Health	To monitor the impact of the LDP on SIMD figures and Hospital Admission Figures and to note any increases/decreases in the baseline data.	Reduction in the hospital admission rates in West Dunbartonshire as a result of environmental factors. New developments

		<p>provide new walking and cycling networks and that these are interlinked with existing networks.</p> <p>No excessive air, water, noise or light pollution for new developments.</p>
Soil	To monitor the impact of the LDP on soil resources within West Dunbartonshire.	<p>No loss of prime quality agricultural land or other soil resources in West Dunbartonshire.</p> <p>No significant change or loss to the percentage of rural land.</p>
Water	To monitor the impact of the LDP on the water environment within West Dunbartonshire.	<p>No degradation of ecological status and/or water quality.</p> <p>No increase in the risk of flooding within West Dunbartonshire towns and villages.</p>
Air	To monitor the impact of the LDP on air quality within West Dunbartonshire.	No increase in pollutants into the atmosphere.
Climate	To monitor the impact of the LDP on climate change within West Dunbartonshire.	<p>Climate change reduction in line with Scottish Government Policy.</p> <p>No increase in the risk of flooding within West Dunbartonshire towns and villages</p> <p>Reduction in the carbon emissions into the atmosphere.</p> <p>Areas of raised bog, blanket bog, other organic soils or woodland/groups of trees are protected.</p>
Material Assets	To monitor the impact on areas of protected open space.	All new developments are located close to existing public transport

	<p>To monitor the impact on paths and cycle routes throughout West Dunbartonshire.</p> <p>To monitor the impact of the LDP on waste and energy consumption within West Dunbartonshire.</p>	<p>hubs, path and cycle networks and areas of open space.</p> <p>No loss of protected open space, playing fields and other important recreational open space within West Dunbartonshire.</p> <p>Targets for landfill diversion and recycling met and improved upon.</p> <p>The use of measures to reduce carbon emissions and promote the use of renewable energy promoted.</p>
Cultural Heritage	To monitor the impact of the LDP on cultural heritage within West Dunbartonshire.	All cultural heritage resources are protected within West Dunbartonshire.

2. INTRODUCTION

- 2.1 The Local Development Plan is being prepared under the provisions of the Town and Country Planning (Scotland) Act 1997 (as amended) and the Development Planning (Scotland) Regulations 2008. It takes full account of National Planning Framework 3, Scottish Planning Policy, Clydeplan (the Strategic Development Plan for the Glasgow and Clyde Valley Area) and the West Dunbartonshire Locality Outcome Improvement Plan: the Plan for Place (2017-2022). The Local Development Plan (LDP) sets out the spatial strategy, policies, development sites and proposals for the future development of West Dunbartonshire. Appendix A shows the boundaries and geographical extent of West Dunbartonshire.
- 2.2 The West Dunbartonshire Council Local Development Plan: Proposed Plan requires to undergo a Strategic Environmental Assessment (SEA) in accordance with the Environmental Assessment (Scotland) Act 2005. SEA is concerned with the protection of the environment. It is a beneficial and thorough assessment process, which ensures that environmental considerations are taken on board at an early stage in the Local Development Plan preparation process, to ensure development takes place in the right location with minimal environmental impact.
- 2.3 SEA is an integral part of, and will be taken into account throughout, the Local Development Plan process. At key stages, the public will be able to comment on the environmental assessment and all comments will be taken on board. The public will be able to see how their comments have influenced the SEA process, as SEA requires the environmental assessment to be transparent and accountable.
- 2.4 The Main Issues Report (MIR) and its Environmental Report was published on 30 June 2017 and comments from the Consultation Authorities were received before 30 September 2017. The Consultation Authorities comments have been taken into account in the preparation of this Environmental Report. Appendix C details the responses to the Consultation Authorities comments.

Contact Details

- 2.5 The main point of contact for the Proposed Plan and SEA is as follows:

Antony McGuinness Team Leader – Forward Planning Planning and Building Standards 16 Church Street Dumbarton G82 1QL Tel: 0141 951 7948 Email: antony.mcguinness@west-dunbarton.gov.uk

3. CONTEXT

Background

- 3.1 The process and timeframe for the preparation and adoption of the LDP and SEA is contained within the Council's Development Plan Scheme, which was approved by West Dunbartonshire's Planning Committee on 19 September 2018.
- 3.2 The form and content of the LDP is contained within Section 15 of the Town and Country Planning (Scotland) Act 1997 (as amended). The next stage in the plan preparation process is the Proposed Plan which will focus on the policies and proposals for development within West Dunbartonshire. The Proposed Plan is the subject of the assessment contained in this Environmental Report and has been prepared under the relevant legislation and strategic plans and guidance which is detailed in paragraph 2.1 above. Section 10 of the Town and Country Planning (Development Planning) (Scotland) Regulations 2008 provides further guidance on the information and considerations that the Proposed Plan must reflect.

Scope of the Proposed Plan

- 3.3 The Proposed Local Development Plan sets out how the Council wants to see West Dunbartonshire develop over the next 5 years and provides the Council's planning policy framework for all matters.

The Proposed LDP covers the following topics: spatial strategy - delivering our places; key assets; communities and place and creating places. The development policies cover the topics of housing, business and industry town centres, renewable energy, infrastructure, connectivity, built environment, environment, minerals and coal extraction. The plan also allocates a range of development sites.

- 3.4 The Environmental Report has been an integral part of the development of the Proposed Plan and has influenced its content to ensure that where possible, and outwith other social and economic considerations, the Proposed Plan has minimal adverse environmental impacts.

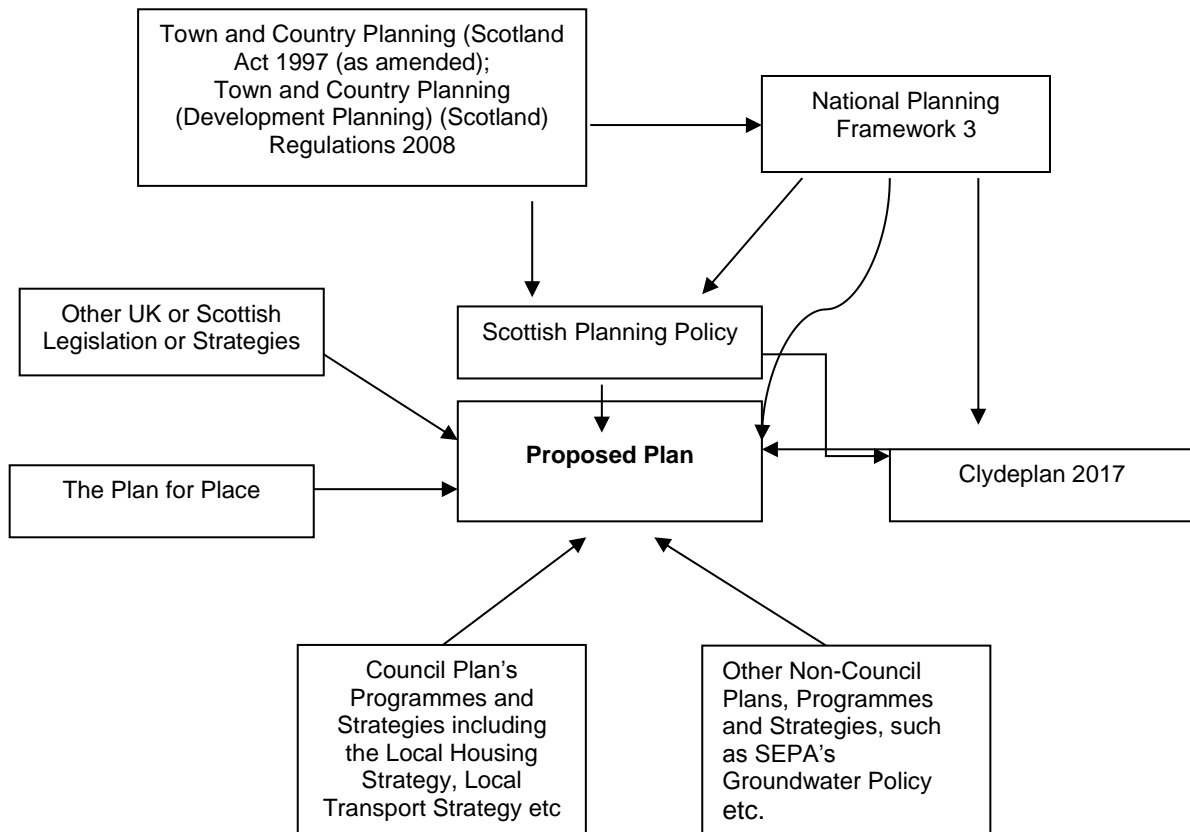
4. RELATIONSHIP BETWEEN OTHER PLANS, PROGRAMMES AND STRATEGIES (PPS's)

4.1 The Proposed Plan is influenced by and must take account of, a wide range of International, European, National and Local Plans, Programmes and Strategies (hereafter referred to as PPS's) that the Proposed Plan must take into account. Appendix B of the Environmental Report provides the relevant PPS's that have influenced the content of the Proposed Plan.

Hierarchy of Plan's Programmes and Strategies

4.2 The Proposed Plan sits within a hierarchy of PPS's. Figure 1 below shows, in diagrammatical form, where the Proposed Plan is located within the hierarchy.

Figure 1: Relationship between the Proposed Plan and Other Plans, Programmes and Strategies



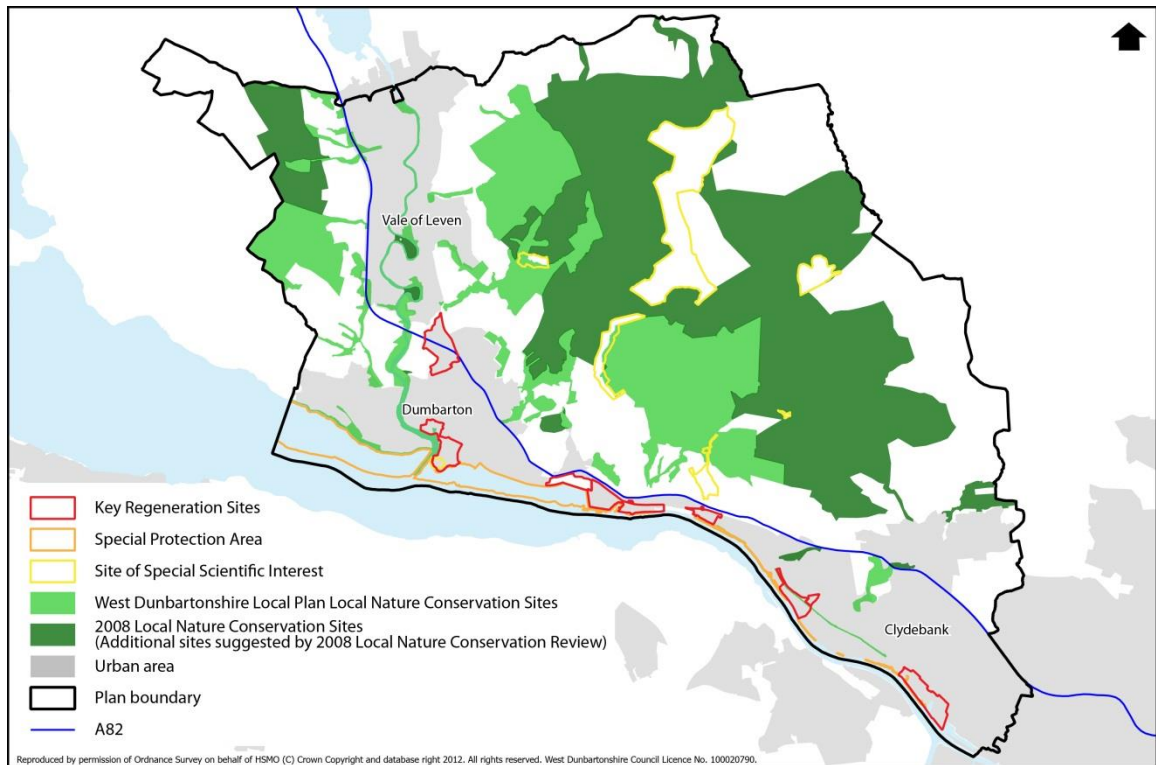
Environmental Protection Objectives

4.3 The environmental objectives that are contained within International, European UK and Scottish legislation, as well as national advice and guidance, which are considered to be of the greatest relevance to the LDP, have been taken into account when preparing the Proposed Plan. These are also set out in Appendix B.

5. BASELINE ENVIRONMENTAL DATA

- 5.1 The collation of baseline environmental data is an important part of the SEA process as it provides a snapshot of the environment at that point in time; highlights existing environmental problems and issues; and can be used to predict the future impacts that the implementation of the Plan will have on the environment. It also directly informs the development of SEA objectives which the Proposed Plan will be assessed against.
- 5.2 In order to establish the environmental effects Proposed Plan it is necessary to understand the relevant aspects of the current state of the environment (the environmental baseline) and in particular any existing environmental problems and the characteristics of areas likely to be significantly affected. Baseline information has been gathered on aspects of the environment and the key environmental issues, problems and sensitivities of the West Dunbartonshire Council area can be summarised as follows:
- 5.3 **Biodiversity, Flora & Fauna:** Much of the northern shore line of the Inner Clyde estuary in the Plan area is designated as a Special Protection Area (SPA) under the EU Birds Directive. The **Inner Clyde SPA** contains extensive intertidal flats that support large numbers of wintering wildfowl, including an internationally important wintering population of redshank (*Tringa totanus*) which are the qualifying interest under the Directive. The site is also a Ramsar Site under the Ramsar Convention on Wetlands of International Importance. The conservation objectives of the Inner Clyde SPA are to avoid the deterioration of the habitats of the qualifying species or significant disturbance to the qualifying species, thus ensuring that the integrity of the site is maintained. Upstream of the River Leven, out with the plan area, the Endrick Water SAC is an important habitat for Atlantic salmon and River lamprey.

Map 2 – Designated Habitats



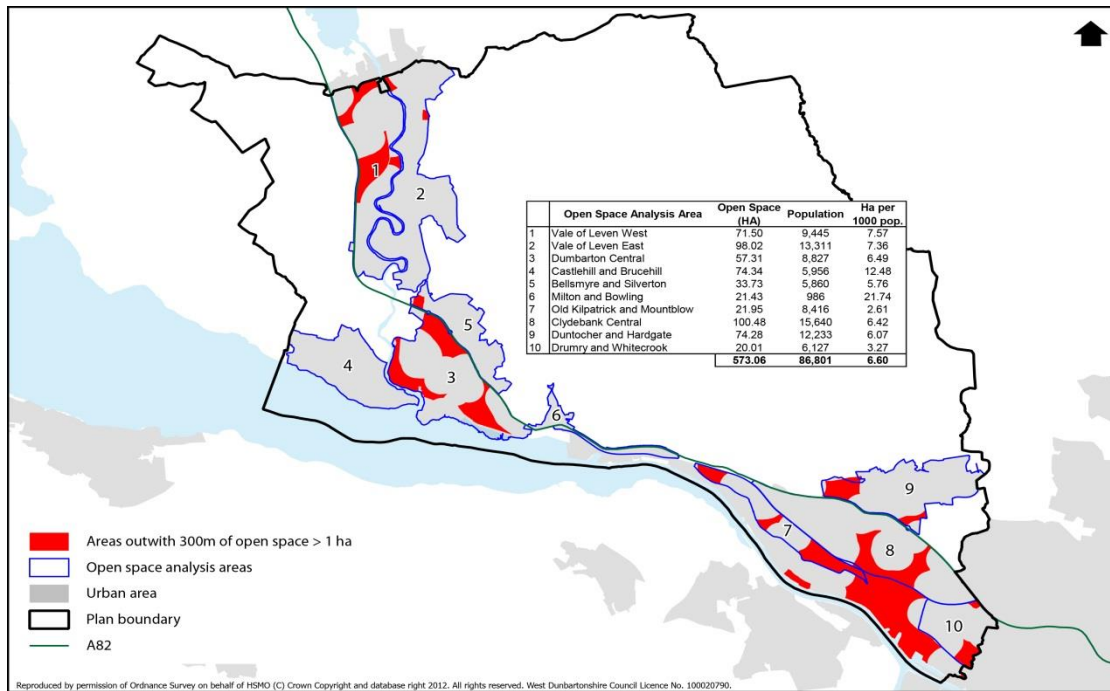
5.4 The Inner Clyde is also designated as a SSSI in addition to a further seven sites within the Plan area. The total area of the SSSI extends to 2,010 ha and incorporates 17 separate notified natural features. 11 of these features are assessed as being in favourable condition, one is unfavourable and recovering, four are unfavourable and declining, while one is yet to be assessed (see Monitoring Statement for details).

5.5 An extensive network of locally important Local Nature Conservation Sites (LNCS) totalling approximately 460 ha has been identified and is partly recognised in the West Dunbartonshire Local Plan (2010). The fragmentation of habitats has been identified as the main problem for wildlife at the landscape level, thus virtually all the significant areas of semi-natural habitats in West Dunbartonshire, including extensive moorlands to the east and west of the River Leven have been designated as LNCS so as to maintain a complete network as possible (see Review of Local Nature Conservation Sites).

5.6 Population & Human Health: The environment provides a variety of services that are beneficial to human health including opportunities for education and recreation. Access to open space can help to promote healthier lifestyles having positive effects on both physical and mental health. Open space analysis (see Map 3) has shown that the majority of the population of West Dunbartonshire lives within 300 metres of an open

space over 1 ha in size and that there is an average of 6.60 ha of open space per 1000 people.

Map 3 – Access to Open Space



5.7 Proximity to pollution, noise and other factors affecting amenity also influences human health, including derelict and contaminated land. 57.5% of the population in West Dunbartonshire lives within 500 metres of derelict land.

5.8 **Soil:** West Dunbartonshire’s industrial past has left a legacy of **vacant, derelict** and **contaminated land**, with a number of large sites that have remained undeveloped for many years. The [most recent survey of vacant and derelict land in Scotland](#) recorded 171 ha of derelict and urban vacant land in West Dunbartonshire, split between 45 sites. One site in the area are notified under the Environmental Protection Act as being contaminated: the former Carless oil refinery in Old Kilpatrick.

5.9 Carbon-rich soils within the Kilpatrick Hills are not only an important habitat but also function to reduce greenhouse gas emissions by taking in and locking up carbon.

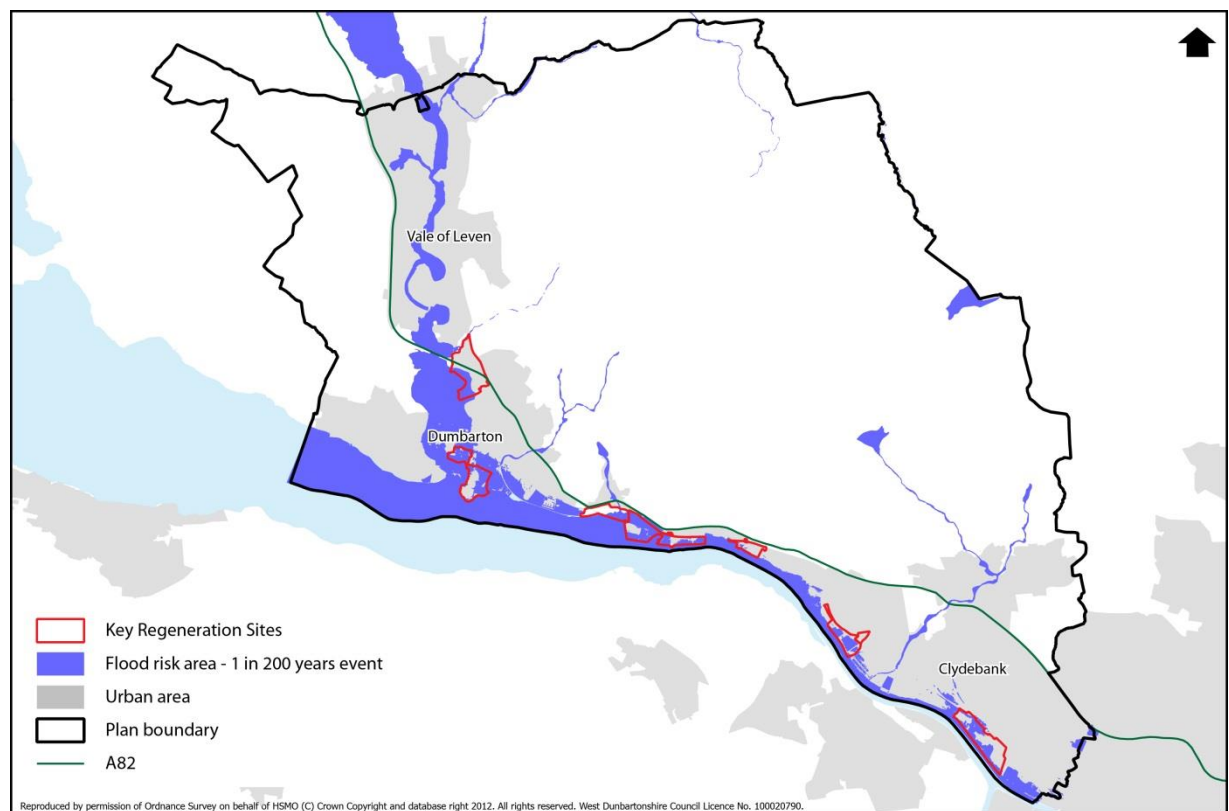
5.10 Land Capability for Agriculture data from the MacAulay Land Use Research Institute shows there is no Class 1 or 2 agricultural land in West Dunbartonshire. Class 3 areas capable of producing a moderate range of crops, are potentially under development pressure, particularly where located on the urban edge.

5.11 **Water:** The nature of West Dunbartonshire’s topography and urban form, alongside the Rivers Leven and Clyde, means the area is prone to **flooding** from these watercourses and their tributaries, including the Knowles and Gruggies Burns. Map 4 shows the areas of the Plan area

likely to be affected by a 1 in 200 year flood event. One of the impacts of climate change is expected to be increased instances of flooding.

- 5.12 Fourteen water bodies within West Dunbartonshire come under the scope of the river basin management planning monitoring regime and have been assessed as to their water quality. Five of the six waterways are classified as poor or of poor ecological potential, including the River Leven; the Forth and Clyde Canal is classified as having good ecological potential; the Clyde Estuary is classified as moderate, while the Inner Clyde is classified as having moderate ecological potential. Further details can be found on the [SEPA website](#).

Map 4 – Areas at risk of flooding

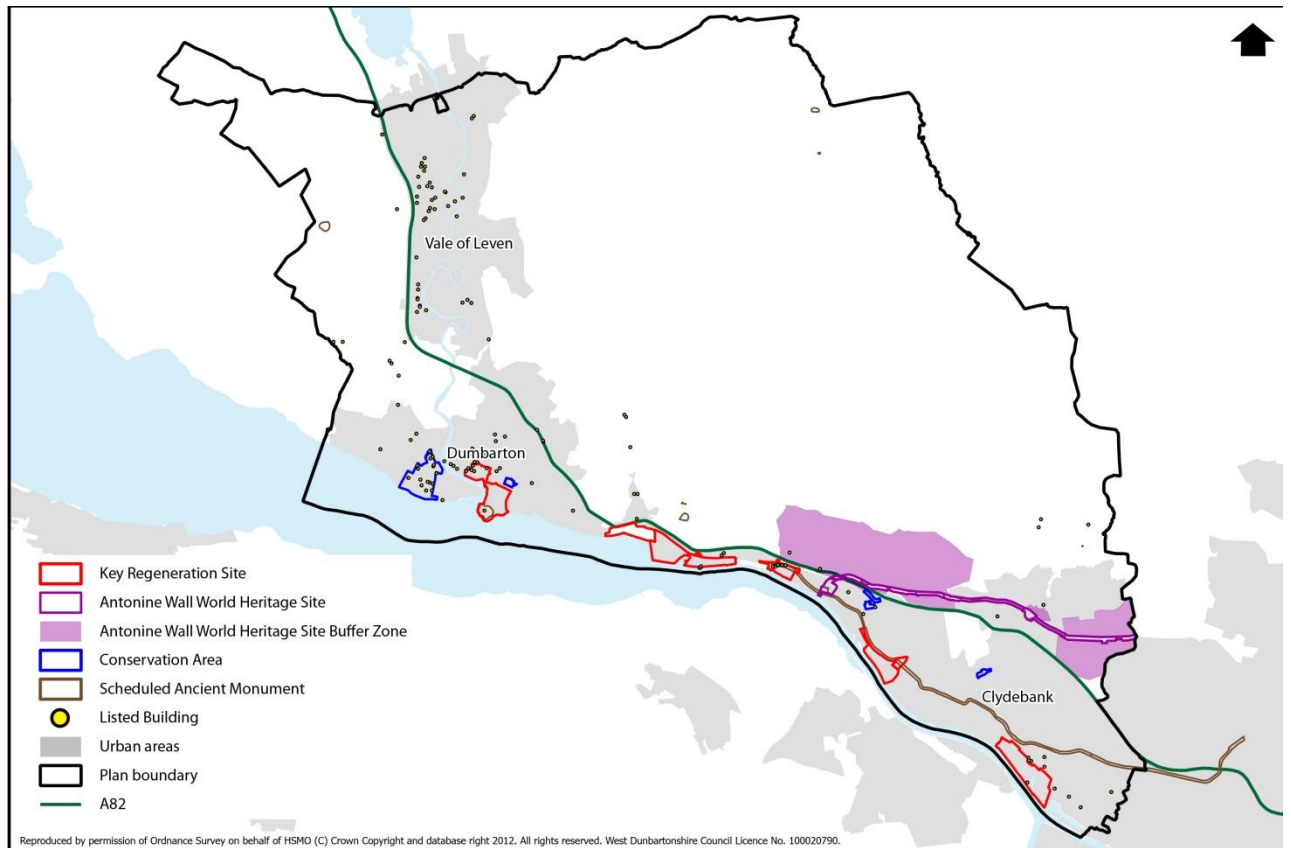


- 5.13 **Air:** Monitoring carried out in West Dunbartonshire shows that national air quality objectives were not exceeded in recent years. No Air Quality Management Areas have been established in West Dunbartonshire. Road traffic represents the biggest threat to air quality in terms of both overall volume and at locations where traffic is stationary. Kilbowie Roundabout in Clydebank is identified as one of a number of locations where air quality objectives may be exceeded due to traffic levels.

- 5.14 **Climatic Factors:** The installed capacity for renewable energy in West Dunbartonshire is limited to approximately 3 MW at Auchincarroch landfill site. No information on and greenhouse gas emissions at the local level and the effects of future climate change/long-term adaptation to climate change impacts has been identified.

- 5.15 **Material Assets:** No specific data has been collected on this environmental topic. The Green Network is identified as a particular asset likely to bring positive environmental effects related to a number of the environmental topics.
- 5.16 Auchincarroch Landfill site is an important asset with regard to the management of waste at a regional scale. It is one of a number of waste management sites in West Dunbartonshire.
- 5.17 **Cultural Heritage:** In July 2008, the **Antonine Wall** was inscribed by UNESCO as a World Heritage Site, becoming an extension to the trans-national Frontiers of the Roman Empire World Heritage Site. While designation as a World Heritage Site confers no additional statutory protection, inscription recognises the international cultural and archaeological significance of the Antonine Wall. A Buffer Zone seeks to protect the setting of the Antonine Wall.
- 5.18 **Dumbarton Castle** and the **Forth & Clyde Canal**, including **Bowling Basin**, are also designated as scheduled monuments along with six other sites in the Plan area.
- 5.19 The West Dunbartonshire Council area has sixteen Category A Listed Buildings, including Dumbarton Castle, the Titan Cantilever Crane, Denny Tank, Argyll Motor Works and a number of mansion houses. In total, there are over 140 listed buildings. Fifteen of these sites feature on the Buildings at Risk Register. Map 5 shows the spatial distribution of cultural heritage interests in West Dunbartonshire, including Conservation Areas.
- 5.20 Overtoun Estate appears on the Inventory of Gardens and Designed Landscapes and the area has a number of former estates with similar qualities.

Map 5 – Cultural heritage interests



5.21 **Landscape:** The scenic qualities of the Kilpatrick Hills have been recognised in previous Structure Plans through its designation as a ‘Regional Scenic Area’.

5.22 The main **environmental problems** identified are chiefly focused along the Clyde corridor, where large areas of vacant, derelict and potentially contaminated land represent the Council’s Key Regeneration Sites. These sites are, in parts, at flood risk and are adjacent to sensitive inter-tidal habitats. Flooding is also a problem along the River Leven, particularly to the south of the A82.

Existing Environmental Issues and Problems

5.23 The environmental report identifies the current environmental issues and problems that affect West Dunbartonshire, utilising the information that has been identified through an analysis of baseline data and environmental implications, which are contained in Table1. When undertaking the assessment of the Proposed Plan, the Council was able to predict whether the current environmental issues and problems will worsen, stabilise or improve through the implementation of the spatial strategy, policies, proposals and sites. The main environmental issues and problems facing West Dunbartonshire are:

- West Dunbartonshire contains various areas of derelict or degraded land associated with former heavy industrial activity;
- Brownfield redevelopment sites are not being developed due to the impact of the economic recession and are affecting the character and appearance of the areas in which they are located;
- various areas of brownfield land are possibly contaminated as a result of previous industrial use;
- the area contains a number of unused or derelict properties which detract from the character and appearance of the area;
- some town centres and other areas appear neglected, run down and in need of environmental improvement and regeneration;
- Soil quality is being affected by climate change.
- There are areas within West Dunbartonshire that are at risk of flooding, especially those sites close to the River Clyde and River Leven;
- Many areas within West Dunbartonshire lie on main routes and suffer from increased traffic volumes and congestion;
- Domestic energy consumption is high and could be reduced through the introduction of sensitive good building practices, increased insulation, micro renewables etc in the sustainable design of new buildings.

Evolution of the Environment in the Absence of the Local Development Plan

5.24 The SEA process is also required to assess the likely impact on the environment if the Local Development Plan was not implemented. It is considered that, in the absence of any overall development strategy, development in West Dunbartonshire would still take place but would be less well attuned to environmental and other strategic objectives and priorities. In particular:

- any concentration of new development in areas where there is the highest demand would undoubtedly lead to the further decline of remoter, more peripheral communities;
- increased levels of sporadic and isolated development would occur in areas of attractive open countryside, to the detriment of the landscape and the environment;
- development would most likely take place primarily on greenfield land which is easier and less problematic to develop than previously developed, brownfield land;
- development could take place in inappropriate or highly sensitive areas, possibly resulting in an unacceptable loss of greenfield land and areas of significant environmental quality;
- brownfield sites, including gap and infill sites, within existing communities would be less likely to be developed, thereby perpetuating and exacerbating ongoing problems of urban dereliction;
- full integration of unplanned development with existing development, local facilities and services would be difficult to achieve;
- new development would be less well related to existing public transport infrastructure, thus increasing dependency on the private car and the erosion of sustainable transport patterns;
- any unrestricted development in areas of high development demand could well lead to the physical and visual coalescence of neighbouring communities with corresponding loss of individual community identities;
- uncontrolled development from existing settlement boundaries in areas of significant development demand could lead to severe reduction in landscape quality and the setting for the communities concerned, especially from windfarm development;
- unrestricted development could well lead to the loss of areas of importance for nature conservation and good quality agricultural land; and
- demand for services such as retail and commercial leisure may emerge at edge or out of town centre locations to the detriment of the vitality and viability of existing town centres.

6 SCOPING OF ISSUES TO BE CONSIDERED IN THE ASSESSMENT

6.1 The purpose of SEA is to assess the likely significant impacts (positive or negative) that the plan will have on the environment. Schedule 3 of the Environmental Assessment (Scotland) Act, requires the Proposed Plan to be assessed against the following environmental receptors

- Biodiversity;
- Population;
- Human health;
- Fauna;
- Flora;
- Soil;
- Water;
- Air;
- Climatic factors;
- Material assets;
- Cultural heritage (including architectural and archaeological heritage); and
- Landscape

6.2 The Proposed Plan is likely to significantly impact on all of these environmental receptors. Therefore, these receptors provide the context for, and are directly related to, the development of SEA Objectives and the sub-criteria/questions to be used in the assessment process.

7 ALTERNATIVES

7.1 The Main Issues Report set out the major planning issues facing West Dunbartonshire and to put forward the Council's preferred option, as well as, one or more alternatives as to how these would be tackled in the Local Development Plan. An extensive engagement and consultation process took place whereby a wide range of stakeholders' views were sought on these issues. The Proposed Plan has taken full account of responses received, as well as, updated national policy and guidance. Policy alternatives are limited due to the need to comply with national policy.

7.2 During consultation on the Main Issues Report, new development sites were suggested and these have been assessed as alternative locations for development. These have not been replicated within the Environmental Report.

8 ASSESSMENT METHODOLOGY

- 8.1 The Environmental Assessment (Scotland) Act 2005 requires the environmental report to assess and evaluate the likely significant impacts that the Proposed Plan will have on the environment. It is central to SEA that the assessment process and reporting of the findings are unbiased, robust, objective, transparent and ultimately easy to understand.
- 8.2 In order to reflect the diversity of the environment, the Council has grouped and defined the environment within five broad headings, as detailed in the table 2 below. These topics and receptors form the basis for stage 1 of the SEA assessment methodology.

Environmental Topics	Receptors
Natural Features	Landscape
	Biodiversity, Flora and Fauna
	Climate
Natural Resources	Soil
	Air
	Water
Historic Environment	Listed Buildings
	Conservation Areas
	Gardens and Designed Landscapes
	Archaeological Sites/Areas
Social Environment	Health
	Population
	Material Assets (infrastructure, amenity and recreational open space i.e. parks etc)

- 8.3 The assessment methodology has an overall objective to **‘protect, and where appropriate, enhance the environment’**.
- 8.4 The assessment will focus on the spatial strategy, policies, proposals and development sites. It should be noted that only significant impacts will be assessed, which will be identified through Stage 1 of the assessment process. Stage 2 analyses the identified significant impacts in more detail. The assessment has been fully integrated with the plan preparation process.

Stage 1 – Assessment of Significance

- 8.5 The first stage involves using the SEA objectives constraints shown on the Council’s GIS system as a sifting tool to identify significant impacts on the grouped environmental topics and receptors as described in Table 2. The judgement on what is considered to be a significant impact will be based on the following:

- Scale of the impact (geographic area and likely effects on the surrounding population);
- Duration of the impact (short, medium or long term);
- Reversibility of the impact;
- Environmental Sensitivities and Constraints of the area;
- Environmental value of the area;
- Potential for significant cumulative/synergistic impacts

The SEA objectives and the constraints shown on the Council's GIS system will be used to determine whether the identified impact is significant or not, using the baseline environmental data that has been collected and taking into account the existing environmental issues and problems listed in paragraph 5.23 of this report.

If the vision, spatial strategy policies, proposals and sites are considered not to have a significant environmental impact then no further assessment will be required. All identified significant environmental impacts will be subject of further assessment under stage 2.

Stage 2

- 8.6 Stage 2 will analyse and assess the identified significant impacts in greater detail. The assessment questions/checklist will be used to provide a more detailed assessment which teases out what the significant environmental impacts are in relation to each of the individual environmental receptors scoped into the assessment, as detailed in the receptors column in Table 2. At this stage, the assessment will also look at the short, medium and long term environmental impact(s). Each box will also be colour coded to indicate whether the impact is significant positive (green), significant positive/negative (amber), significant negative (red), or neutral/unknown impacts (white) to aid comprehension of the assessment results.

SEA Objectives and sub-criteria/questions

- 8.7 The proposed overall SEA objectives for each environmental receptor scoped into the assessment are detailed in Table 3 below. To aid the overall SEA objectives, SEA sub-criteria/questions, which are mentioned in the assessment methodology above, have been devised to provide a more detailed assessment of the spatial strategy/policy/proposal or sites which are considered to be significant as a result of the stage 1 assessment. It should be noted that the SEA objectives and criteria have changed from the scoping report and MIR Environmental Report. This is purely because the objectives and criteria in the documents highlighted above, were providing vague assessment results in terms of the assessments of the provisions of the

Proposed Plan. It was therefore considered that new and more expansive objectives and criteria were required. The new objectives and sub-criteria/questions are fully compliant with the requirements of the Environmental Assessment (Scotland) Act 2005 and are shown in table 3 below:

Table 3: SEA Objectives and Sub-Criteria/Questions		
Environmental Receptor	SEA Objective	Sub-criteria/questions
Soil	<p>The Proposed Plan should protect areas of prime quality agricultural land from development.</p> <p>The Proposed Plan should promote the use and redevelopment of vacant and derelict brownfield land over the allocation of greenfield land for development.</p> <p>The Proposed Plan should seek to protect carbon rich soils, deep peat and priority peatlands and where possible, seek to enhance these, as well as, contributing to the Scottish Governments targets on re-afforestation.</p>	<p>Will the spatial strategy/policy/proposal have an impact on or lead to the loss of prime quality agricultural land?</p> <p>Will the spatial strategy/policy/proposal have adverse impacts on areas of raised bog, blanket bog or other organic soils?</p> <p>Does the spatial strategy/policy/proposal utilise or encourage the use of vacant/derelict land?</p> <p>Will the spatial strategy/policy/proposal make a significant contribution to the removal, rehabilitation and/or re-use of vacant, derelict, contaminated or other degraded land within the area?</p> <p>Is the spatial strategy/policy/proposal likely to result in land becoming contaminated or degraded?</p>
Landscape and Geology	<p>The Proposed Plan should protect, and where appropriate, enhance the landscape character of the rural area.</p> <p>The Proposed Plan should protect ancient and semi-natural woodland.</p> <p>The Proposed Plan should ensure that renewable</p>	<p>Will the spatial strategy/policy/proposal have adverse impacts on the landscape character of the area?</p> <p>Will the allocation of greenfield land for development impact on the landscape setting of the area or lead to the loss of important geological resources?</p> <p>Does the spatial</p>

	<p>energy developments, especially wind farm developments, do not detrimentally impact on the landscape quality of the area.</p>	<p>strategy/policy/proposal in relation to renewable energy developments, respect the landscape of the area?</p> <p>Will the spatial strategy/policy/proposal in relation to renewable energy developments, detrimentally impact on the landscape quality of the area?</p>
<p>Biodiversity, Flora and Fauna</p>	<p>The Proposed Plan should ensure that the integrity of all internationally designated sites to the WDC boundary are protected and preserved.</p> <p>The Proposed Plan should safeguard all European and nationally designated sites, habitats and priority species from adverse impacts, loss and fragmentation.</p> <p>Biodiversity should be protected in line with the Ayrshire Local Biodiversity Action Plan and, where possible, enhanced.</p> <p>The Proposed Plan should contribute to the Scottish Governments aspirations for the Central Scotland Green Network.</p>	<p>Will the spatial strategy/policy/proposal impact on an SPA, SAC or SSSI in terms of extent, setting or management of the resource?</p> <p>Can it be determined that the spatial strategy/policy/proposal is not likely to have a significant effect on the SPA or SAC?</p> <p>Is the spatial strategy/policy/proposal likely to improve, stabilise or exacerbate the loss or fragmentation of important habitats and species within the area?</p> <p>Will the spatial strategy/policy/proposal directly or indirectly impact on important biodiversity sites, habitats and priority species.</p> <p>Will the spatial strategy/policy/proposal contribute to the establishment of the Central Scotland Green Network or lead to its enhancement?</p>
<p>Air</p>	<p>The Proposed Plan should ensure that new development minimises emissions into the atmosphere and the impacts on air quality.</p>	<p>Is the spatial strategy/policy/proposal likely to maintain or improve air quality within West Dunbartonshire</p> <p>Will the spatial strategy/policy/proposal lead to National Air Quality standards</p>

	<p>The Proposed Plan should promote the use of sustainable modes of transportation.</p> <p>New development should not lead to detrimental increases in air pollution.</p>	<p>being exceeded? If so, is this likely to have an impact on the air quality of adjoining areas?</p> <p>Does the spatial strategy/policy/proposal encourage or promote multiple modes of transportation within developments or does it encourage developments to be located and linked into existing public transport, walking and cycling routes?</p> <p>Does the spatial strategy/policy/proposal encourage the provision of zero carbon new developments?</p>
Water	<p>In line with the Water Framework Directive, the Proposed Plan should enhance, where appropriate, water quality (including groundwater) to good chemical and ecological status by 2015.</p> <p>New development should not lead to detrimental increases in water pollution.</p>	<p>Is the spatial strategy/policy/proposal likely to enhance or negatively impact on water quality?</p> <p>Will the spatial strategy/policy/proposal lead to developments that result in the degradation of water bodies?</p>
Climate	<p>The Proposed Plan should, where possible, contribute to the Scottish Government's greenhouse gas emission reduction targets of 80% by 2050 and the interim target of 42% by 2020.</p> <p>The Proposed Plan should promote renewable energy development, energy</p>	<p>Will the spatial strategy/policy/proposal contribute to meeting the national climate change targets through the encouragement of sustainable design and construction methods?</p> <p>Will the spatial strategy/policy/proposal make positive contributions towards renewable energy targets?</p> <p>Will the spatial strategy/policy/proposal lead to development being located closer to existing facilities in</p>

	<p>efficiency within new developments and increased use of public transport.</p> <p>The Proposed Plan should ensure that there is no potential flood risk from new developments and protect existing areas/sites, which are at risk from flooding.</p> <p>The Proposed Plan should ensure that new developments do not cause or exacerbate existing flooding issues upstream or downstream of the development site.</p> <p>The Proposed Plan should ensure that all new developments provide Sustainable Urban Drainage Systems (SUDS) to help reduce flood risk within the area and protect water quality.</p> <p>The Proposed Plan should identify and promote habitat networks which would facilitate species dispersal</p> <p>The Proposed Plan should seek to protect trees, soil and peat soils and, where possible, seek to enhance</p>	<p>order to reduce the need to travel?</p> <p>Does the spatial strategy/policy/proposal encourage new developments to be located near existing public transport routes or integrate public transport routes within the development?</p> <p>Does the spatial strategy/policy/proposal avoid areas that are at risk of flooding, for example, through sensitively locating the development away from the flood risk?</p> <p>Is the spatial strategy/policy/proposal likely to lead to flooding of other areas?</p> <p>Will the spatial strategy/policy/proposal help to alleviate flood risk?</p> <p>Does the spatial strategy/policy/proposal identify habitat networks and promote them in relation to the dispersal of species?</p> <p>Will the strategy/policy/proposal have adverse impacts on areas of raised bog, blanket bog, other organic soils or woodland/groups of trees?</p> <p>Will the spatial strategy/policy/proposal contribute to the establishment of the Central Scotland Green Network and help to reduce the effects of climate change within West Dunbartonshire?</p>
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	<p>these, as well as, also contributing to the Scottish Governments targets on re-forestation without comprising other carbon sinks such as peat soils</p> <p>The Proposed Plan should contribute to the Scottish Governments aspirations for the Central Scotland Green Network in relation to combating the effects of climate change.</p> <p>The Proposed Plan should promote development which uses energy efficient resources and encourages the development of micro renewables.</p>	<p>Does the spatial strategy/policy/proposal encourage new developments to reduce energy consumption?</p> <p>Does the spatial strategy/policy/proposal encourage the provision of zero carbon new developments?</p> <p>Does the spatial strategy/policy/proposal encourage the provision of micro-renewables within new developments?</p>
<p>Historic Environment</p>	<p>The historic environment and its setting should be safeguarded from inappropriate development and alterations.</p> <p>All new development should provide the highest standards of design when located within or adjacent to the historic environment.</p> <p>The Proposed Plan should promote the regeneration and reuse of Listed Buildings where possible.</p> <p>The Proposed Plan should protect archaeological resources.</p>	<p>Will the spatial strategy/policy/proposal protect Listed Buildings; Conservation Areas; Scheduled Ancient Monuments; Gardens and Designed Landscapes and/or their setting?</p> <p>Does the spatial strategy/policy/proposal have the potential to negatively impact on unscheduled archaeology and archaeological sites within the Sites and Monuments Record?</p> <p>Does the spatial strategy/policy/proposal provide an opportunity to promote and increase our understanding of the historic environment?</p> <p>Will the spatial strategy/policy/proposal protect archaeological resources within the area?</p>

<p>Health</p>	<p>The Proposed Plan should ensure that public transport connections, cycling and walking routes are easily accessible from all new development and improve access to existing developments if necessary.</p> <p>The Proposed Plan should influence new development so that impacts on air, water and noise pollution are minimised for residents in West Dunbartonshire.</p> <p>The Proposed Plan should contribute to the enhancement and protection of human health through the promotion of new recreational developments.</p> <p>The Proposed Plan should maintain and improve recreational facilities and promote sustainable modes of access to health, social and recreational facilities</p> <p>The Proposed Plan should help to improve the environment and quality of life for residents.</p> <p>New development should not lead to detrimental increases in air, water, noise pollution and ambient light illumination.</p> <p>The Proposed Plan should contribute to the Scottish Governments aspirations for the Central Scotland</p>	<p>Will the spatial strategy/policy/proposal encourage new developments to provide walking and cycling networks and interlink these with existing networks?</p> <p>Will the spatial strategy/policy/proposal exacerbate or improve air, water or noise pollution in the area?</p> <p>Does the spatial strategy/policy/proposal encourage the provision of new recreational facilities within new developments?</p> <p>Does the spatial strategy/policy/proposal encourage developments to be better located near health, social and recreational facilities?</p> <p>Will the spatial strategy/policy/proposal improve the environment of the area?</p> <p>Will the spatial strategy/policy/proposal increase the amount of noise and light pollution in existing settlements from new development?</p> <p>Will the spatial strategy/policy/proposal provide additional recreational opportunities within the CSGN?</p>
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	Green Network in relation to encouraging greater recreational activity within the network and the corresponding benefits that this can have on human health.	
Population	<p>The Proposed Plan should help to promote sustainable and carbon neutral economic growth to retain and increase the working age population</p> <p>The Proposed Plan should contribute to the social and economic regeneration of deprived areas within settlements.</p>	<p>Will the spatial strategy/policy/proposal encourage sustainable economic growth through the promotion of sustainable industrial and business locations within settlements?</p> <p>Will the spatial strategy/policy/proposal encourage new employment opportunities within town centres?</p> <p>Does the spatial strategy/policy/proposal encourage new employment opportunities to areas in need of physical and social regeneration?</p>
Material Assets	<p>The Proposed Plan should ensure that all new or significant developments are near public transport hubs.</p> <p>The Proposed Plan should protect and where possible enhance public open space</p>	<p>Does the spatial strategy/policy/proposal encourage new developments to be located near existing public transport routes or integrate public transport routes within the development?</p> <p>Does the spatial strategy/policy/proposal encourage the improvement and protection of public open space?</p> <p>Will the spatial strategy/policy/proposal lead to additional public open space being provided? i.e. the provision of new sports pitches.</p> <p>Does spatial</p>

	<p>The Proposed Plan should protect Core Paths and other important routes i.e., Rights of Way</p> <p>The Proposed Plan should encourage the creation of the Central Scotland Green Network in relation to providing additional natural resources and open spaces within West Dunbartonshire.</p> <p>The Proposed Plan should promote and encourage increased recycling of waste and contribute to the current waste reduction targets within the Zero Waste Plan a.</p>	<p>strategy/policy/proposal protect and encourage the use of Core Paths, Rights of Way, footpaths and cycle tracks?</p> <p>Does the spatial strategy/policy/proposal contribute to the aspirations of the CSGN?</p> <p>Does the spatial strategy/policy/proposal contribute to the boundaries of the CSGN</p> <p>Will the spatial strategy/policy/proposal contribute to the reduction of waste being disposed of via landfill?</p> <p>Will the spatial strategy/policy/proposal contribute to the national and local recycling targets?</p> <p>Will the spatial strategy/policy/proposal, through the promotion of new development, lead to increases in waste production?</p>
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Site Assessment Criteria

8.8 It became apparent that the initial SEA criteria and objectives were not applicable to the assessment of development sites. Therefore, based on the Consultation Authorities site assessment pro-forma, a new set of SEA objectives and Criteria were developed to better assess the sites taken forward to Stage 2 of the site assessment process. These new site assessment criteria are detailed below:

Table 4: Site Assessment Criteria	
Environmental Receptor	Site Assessment Criteria
Landscape and Geology	Will the site be able to be accommodated within the existing landscape and integrate with the current settlement boundaries and the character of the area?

	<p>Will development visually affect the setting of the existing landscape/urban landscape and/or the existing settlement boundary?</p> <p>Will the site affect features of landscape interest, including the distinctive character of the landscape and the qualities of the area?</p> <p>Is the site located on an area of land that is likely to have been undermined or worked for other minerals?</p> <p>Is the site likely to have any ground stability issues that would affect development on it?</p>
Biodiversity, Flora and Fauna	<p>Will development on the site affect the following:</p> <ul style="list-style-type: none"> • Special Protection Areas; • Special Areas of Conservation; • SSSI's • Local Nature Reserves • Ancient or Semi Natural Woodland • TPO's • Protected species <p>Could development on the site affect habitat connectivity or wildlife corridors?</p> <p>Would development on the site lead to habitat fragmentation, dispersal of species or result in greater connectivity?</p>
Climate	<p>Is the site located within an area at risk of flooding or could it contribute to flooding elsewhere?</p> <p>Is the site located close to a public bus stop and local amenities and services?</p> <p>Will the development on the site lead to an increase in carbon emissions?</p> <p>Will development on the site use</p>

	<p>energy efficient or zero carbon materials, resources and could it encourage the development of micro renewables?</p> <p>Will development on the site have adverse impacts on areas of raised bog, blanket bog, other organic soils or woodland/groups of trees?</p>
Soil	<p>Will development on the site have an impact on or lead to the loss of prime or good quality agricultural land?</p> <p>Will development on the site have adverse impacts on areas of raised bog, blanket bog, other organic soils or woodland/groups of trees?</p> <p>Does the site contain contaminated land or vacant and derelict land within it?</p> <p>Will development of the site lead to removal of vacant and derelict land and/or contaminated soil?</p>
Air	<p>Will development of the site lead to increases in private modes of transportation in the area?</p> <p>Is it likely that any increase in private car usage, as a result of development on the site, will impact on air quality?</p> <p>Would the development itself lead to significant emission into the atmosphere?</p> <p>Will development of the site lead to National Air Quality standards being exceeded? If so, is this likely to have an impact on the air quality of adjoining areas?</p> <p>Does the development of the site encourage or promote multiple modes of transportation or will it encourage the use of public transport, walking and cycling routes?</p>
Water	<p>Will development of the site result in the degradation of water bodies and/or</p>

	<p>affect the setting of the water environment or water quality?</p> <p>Will development of the site affect any potential groundwater contamination?</p> <p>Will development of the site lead to removal of contaminated groundwater resources or remediation of them?</p>
Historic Environment	<p>Will development on the site affect the following:</p> <ul style="list-style-type: none"> • Listed Building(s) • Scheduled Monuments • Conservation Area • Garden and Designed Landscape • Archaeological Sites • And the setting of the above. <p>Would development of the site bring vacant and derelict Listed Buildings back into active use?</p> <p>Would development of the site enhance the character and appearance of the Conservation Area?</p>
Health	<p>Does development of the site encourage or promote multiple modes of transportation or will it encourage the use of public transport, walking and cycling routes?</p> <p>Does development of the site encourage the provision of new recreational facilities within new developments?</p> <p>Is the site located near public transport and health, social and recreational facilities?</p> <p>Does development of the site increase the amount of noise and light pollution in existing settlements?</p> <p>Will development of the site exacerbate or improve air, water or noise pollution in the area?</p>

	<p>Will development of the site provide additional recreational opportunities within the CSGN?</p>
Population	<p>Will development of the site encourage new employment opportunities within town centres?</p> <p>Will development of the site encourage new employment opportunities to areas in need of physical and social regeneration?</p>
Material Assets	<p>Is the site located near to existing public transport routes?</p> <p>Will the site encourage the improvement and protection of public open space?</p> <p>Will development of the site lead to additional public open space being provided? i.e. the provision of new sports pitches?</p> <p>Will development of the site protect and encourage the use of Core Paths, Rights of Way, footpaths and cycle tracks?</p> <p>Will development of the site contribute to the aspirations of the CSGN?</p> <p>Will development of the site lead to increases in the production of waste?</p>

9. ASSESSMENT RESULTS

- 9.1 This section provides a summary of the Stage 1 and Stage 2 assessment results of the Proposed Plan in terms of its spatial strategy, policy, proposals and sites. The full results and commentary for the Stage 1 Assessments are contained in Appendices E and F and for Stage 2 in Appendices G and H.
- 9.2 Development sites which were fully developed, being constructed or had a live planning consent on them were not subject to an SEA. These are detailed in Appendix D.

STAGE 1 ASSESSMENT RESULTS

- 9.3 As detailed in paragraph 8.5, the first part of the assessment process is to determine if the spatial strategy, policies, proposals and sites contained within the Proposed Plan are likely to have significant impacts on the environment and require to be taken through to a Stage 2 Assessment. The full results of the Stage 1 Assessment can be found in Appendix E and Appendix F. The Tables below provide a summary of the Stage 1 Assessment results.

Table 5: Summary of Stage 1 Policy and Proposal Assessment Results														
Policy	Natural Features: Stage 2 Assessment (yes/no)			Natural Resources: Stage 2 Assessment (yes/no)			Historic Environment: Stage 2 Assessment (yes/no)					Social Environment: Stage 2 Assessment (yes/no)		
	Landscape/Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets
Spatial Strategy: Delivering our Places														
Queens Quay Policy 1	No	Yes	Yes	No	Yes	Yes	No	No	No	No	No	Yes	No	No
Queens Quay Policy 2	No	Yes	Yes	Yes	Yes	Yes	No	No	No	No	Yes	Yes	No	No
Esso Bowling City Deal Site Policy 1	No	Yes	Yes	Yes	Yes	Yes	No	No	No	No	Yes	Yes	No	Yes
Esso Bowling City Deal Site Policy 2	No	Yes	Yes	Yes	Yes	Yes	No	No	No	No	Yes	Yes	No	Yes
Esso Bowling City Deal Site Policy 3	No	Yes	Yes	No	No	No	No	No	No	No	No	Yes	No	Yes
Scotts Yard Policy 1	No	Yes	Yes	Yes	Yes	Yes	Yes	No	No	No	No	No	No	No
Carless Policy 1	No	Yes	Yes	Yes	Yes	Yes	No	No	No	No	Yes	Yes	No	No
Carless Policy 2	No	Yes	Yes	Yes	Yes	Yes	No	No	No	No	Yes	Yes	No	No
Carless Policy 3	No	Yes	Yes	No	Yes	No	No	No	Yes	No	Yes	Yes	No	Yes
Carless Policy 4	No	Yes	Yes	Yes	Yes	Yes	No	No	No	No	No	Yes	No	Yes
Dumbarton Town Centre Policy DB1	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Dumbarton Town Centre Policy DB2	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Dumbarton Town Centre Policy DB3	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Dumbarton Town Centre Policy DB4	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Dumbarton Town Centre Policy DB5	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Dumbarton Town Centre Proposal 1	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Dumbarton Town Centre Policy DB6	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Dumbarton Town Centre Policy Proposal 2	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Clydebank Town Centre Policy CB1	No	No	Yes	No	Yes	Yes	No	No	Yes	No	No	Yes	No	Yes

Table 5: Summary of Stage 1 Policy and Proposal Assessment Results														
Policy	Natural Features: Stage 2 Assessment (yes/no)			Natural Resources: Stage 2 Assessment (yes/no)			Historic Environment: Stage 2 Assessment (yes/no)					Social Environment: Stage 2 Assessment (yes/no)		
	Landscape/Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets
Clydebank Town Centre Policy CB2	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Clydebank Town Centre Policy CB3	No	No	Yes	Yes	Yes	Yes	No	No	Yes	No	Yes	Yes	No	Yes
Clydebank Town Centre Proposal 1	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Alexandria Town Centre Policy 1	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy BB1: Bowling Basin	No	Yes	No	No	No	No	No	No	No	No	Yes	No	No	No
Bowling Basin Proposal 1	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Lomondgate Policy 1	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Lomondgate Policy 2	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Vale of Leven Industrial Estate Policy 1	Yes	Yes	Yes	No	No	No	No	No	No	No	Yes	Yes	No	Yes
Vale of Leven Industrial Estate Policy 2	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Vale of Leven Industrial Estate Policy 3	No	No	No	No	No	No	Yes	No	No	No	Yes	No	No	No
Vale of Leven Industrial Estate Policy 4	Yes	Yes	Yes	No	No	No	No	No	No	No	No	Yes	No	Yes
Vale of Leven Industrial Estate Proposal 1	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Spatial Strategy: Our Key Assets														
Policy GB1	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy WD1	Yes	Yes	Yes	No	No	Yes	No	No	Yes	No	No	Yes	No	No
Policy KH1	Yes	Yes	Yes	No	No	No	No	No	No	No	No	Yes	No	Yes
Strategic Green	No	No	No	No	No	No	No	No	No	No	No	No	No	No

Table 5: Summary of Stage 1 Policy and Proposal Assessment Results														
Policy	Natural Features: Stage 2 Assessment (yes/no)			Natural Resources: Stage 2 Assessment (yes/no)			Historic Environment: Stage 2 Assessment (yes/no)					Social Environment: Stage 2 Assessment (yes/no)		
	Landscape/Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets
Network Projects														
Policy AW1	No	No	No	No	No	No	No	No	Yes	No	No	No	No	No
Policy FCC1	No	No	No	No	No	No	No	No	Yes	No	No	No	No	No
Spatial Strategy: Communities and Place														
Policy Framework: Locality Place Planning	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy LPP 1	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Spatial Strategy: Creating Places														
Policy CP1	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy CP2	Yes	Yes	Yes	No	No	No	No	No	No	No	No	Yes	No	Yes
Policy CP3	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy CP4	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Development Policies														
Successful, Sustainable: Delivering Homes														
Policy H1	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	No	Yes
Policy H2	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy H3	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy H4	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Successful, Sustainable: Revitalising our Economy														
Policy E1	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy E2	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy E3	No	Yes	Yes	Yes	Yes	Yes	No	No	No	No	No	Yes	No	Yes
Policy E4	No	No	No	Yes	Yes	No	No	No	No	No	No	Yes	No	No
Policy E5	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy E6	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
Policy E7	No	No	No	No	No	No	No	No	No	No	No	No	No	No

Table 5: Summary of Stage 1 Policy and Proposal Assessment Results														
Policy	Natural Features: Stage 2 Assessment (yes/no)			Natural Resources: Stage 2 Assessment (yes/no)			Historic Environment: Stage 2 Assessment (yes/no)					Social Environment: Stage 2 Assessment (yes/no)		
	Landscape/Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets
Successful, Sustainable: Supporting Town Centres														
Policy SC1	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy SC2	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy SC3	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy SC4	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy SC5	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Successful, Sustainable: Protecting our Built Environment														
Policy BE1	No	No	No	No	No	No	No	No	Yes	No	Yes	No	No	No
Policy BE2	No	No	No	No	No	No	Yes	Yes	No	Yes	No	No	No	No
Policy BE3	No	No	No	No	No	No	No	Yes	No	Yes	No	No	No	No
Policy BE4	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Natural, Resilient: Green Infrastructure														
Policy GI1	No	No	No	No	No	No	No	No	No	No	No	No	No	Yes
Policy GI 2	No	Yes	Yes	No	No	No	No	No	No	No	No	Yes	No	Yes
Policy GI 3	No	Yes	Yes	No	No	No	No	No	No	No	No	Yes	No	Yes
Policy GI 4	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Natural, Resilient: Safeguarding our Environment														
Policy ENV1	No	Yes	No	No	No	No	No	No	No	No	No	No	No	No
Policy ENV2	Yes	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy ENV3	No	Yes	Yes	No	No	No	No	No	No	No	No	No	No	No
Policy ENV4	No	No	Yes	Yes	Yes	Yes	No	No	No	No	No	No	No	No
Policy ENV5	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy ENV6	No	No	Yes	No	No	No	No	No	No	No	No	No	No	No
Policy ENV7	No	No	No	Yes	No	No	No	No	No	No	No	Yes	No	Yes
Policy ENV8	No	No	Yes	No	Yes	No	No	No	No	No	No	No	No	No
Policy ENV9	No	No	No	Yes	No	Yes	No	No	No	No	No	No	No	No
Policy ENV10	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy ENV11	No	No	No	No	No	No	No	No	No	No	No	No	No	No

Table 5: Summary of Stage 1 Policy and Proposal Assessment Results														
Policy	Natural Features: Stage 2 Assessment (yes/no)			Natural Resources: Stage 2 Assessment (yes/no)			Historic Environment: Stage 2 Assessment (yes/no)					Social Environment: Stage 2 Assessment (yes/no)		
	Landscape/Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets
Connected: Connectivity														
Policy CON1	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy CON2	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy CON3	No	Yes	No	No	No	No	Yes	Yes	Yes	Yes	Yes	No	No	Yes
Policy CON4	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy CON5	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
Low Carbon: Renewable Energy														
Policy RE1	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	No	No
Policy RE2	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	No	No
Policy RE3	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	No	No
Policy RE4	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	No	No
Policy RE5	No	No	Yes	No	No	No	No	No	No	No	No	No	No	No
Low Carbon: Achieving Zero Waste														
Policy ZW1	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	No	Yes
Minerals, Aggregates and Coal Extraction														
Policy MIN 1	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
Policy MIN 2	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Policy MIN 3	No	No	No	No	No	No	No	No	No	No	No	No	No	No

Assessment Difficulties: Policies and Proposals

9.5 There were no difficulties in assessing the spatial strategy, policies and proposals for significant environmental impacts.

Table 6: Summary of Stage 1 Site Assessment Results														
Site	Natural Features: Stage 2 Assessment (yes/no)			Natural Resources: Stage 2 Assessment (yes/no)			Historic Environment: Stage 2 Assessment (yes/no)					Social Environment: Stage 2 Assessment (yes/no)		
	Landscape/Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets
Private Sector Housing														
H2(1): Bank Street, Alexandria	No	No	No	No	No	No	No	No	No	No	No	No	No	No
H2(2): Heather Avenue, Alexandria	No	No	Yes	Yes	No	Yes	No	No	No	No	No	Yes	No	Yes
H2(3): Mitchell Way, Alexandria	No	No	No	No	No	No	No	No	No	No	No	No	No	No
H2(4): Former Haldane Primary School, Balloch	No	No	Yes	No	No	No	No	No	No	No	No	Yes	Yes	No
H2(5): Former Highdykes Primary School, Bonhill	No	No	No	No	No	No	No	No	No	No	No	No	No	No
H2(7): Scott's Yard , Bowling	Refer to environmental assessment of Delivering our Place: Esso City Deal Site and Scott's Yard, Bowling													
H2(8): Former Braidfield High School, Clydebank	No	Yes	No	No	No	No	No	No	No	No	No	No	No	No
H2(9): Cable Depot Road, Clydebank	Refer to environmental assessment of Delivering our Place: Queens Quay, Clydebank													
H2(10): North Douglas Street, Clydebank	No	Yes	No	No	No	No	No	No	No	No	No	Yes	No	No
H2(11) Queens Quay, Clydebank	Refer to environmental assessment of Delivering our Place: Queens Quay, Clydebank													
H2(12) Radnor Park Hotel, Clydebank	No	No	No	No	No	No	No	No	No	No	No	No	No	No
H2(13) Rosebery House, Clydebank	Yes	Yes	Yes	Yes	Yes	Yes	No	No	Yes	No	Yes	Yes	No	Yes
H2(17) Crosslet Estate, Dumbarton	No	Yes	Yes	No	No	No	No	No	No	No	No	No	No	No
H2(18) Castlegreen Street ,Dumbarton	No	Yes	Yes	Yes	Yes	Yes	No	No	No	No	Yes	Yes	No	No
H2(19) Garshake Road, Dumbarton	No	No	No	No	No	No	No	No	No	No	No	No	No	No

Site	Natural Features: Stage 2 Assessment (yes/no)			Natural Resources: Stage 2 Assessment (yes/no)			Historic Environment: Stage 2 Assessment (yes/no)					Social Environment: Stage 2 Assessment (yes/no)		
	Landscape/Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets
H2(21) Langcraigs, Dumbarton	No	No	No	No	No	No	No	No	No	No	No	No	No	No
H2(22) Notre Dame Convent, Dumbarton	Yes	Yes					Yes					Yes		Yes
H2(23) Our Lady and St Patricks HS	No	No	No	No	No	No	No	No	No	No	No	No	No	No
H2(24) Sandpoint Marina	Yes	Yes	Yes	Yes	Yes	Yes	Yes	No	Yes	No	Yes	Yes	No	Yes
H2(25) Carleith, Duntocher	No	No	No	No	No	No	No	No	No	No	No	No	No	No
H2(29) Jamestown IE	No	No	Yes	No	No	No	No	No	No	No	No	No	No	No
H2(30) Levenbank Terrace, Jamestown	No	No	Yes	No	No	No	No	No	No	No	No	No	No	No
H2(32) Ashtree Court, Old Kilpatrick	No	No	No	No	No	No	No	No	No	No	Yes	No	No	No
H2(33) Carless	Refer to environmental assessment of Delivering our Place: Carless													
H2(34) Dalquhurn, Renton	No	Yes	Yes	Yes	No	No	No	No	No	No	Yes	Yes	No	No
H2(35) Former Council Offices, Church Street, Alexandria	No	No	Yes	No	No	No	No	No	No	No	No	No	No	No
H2(36) Clydebank Health Centre, Clydebank	No	No	No	No	No	No	No	No	No	No	No	No	No	No
H2(37) Hardgate Health Centre, Clydebank	No	No	No	No	No	No	No	No	No	No	No	No	No	No
H2(38) RHI Site, Clydebank	No	No	Yes	Yes	Yes	Yes	No	No	Yes	No	Yes	Yes	No	Yes
H2(39) Strauss Avenue, Clydebank	Yes	No	Yes	No	Yes	Yes	No	No	Yes	No	Yes	Yes	No	Yes
H2(40) Main Street, Jamestown	No	No	Yes	No	No	No	No	No	No	No	Yes	No	No	No
H2(41) Glebe, Old Kilpatrick	No	No	Yes	No	Yes	Yes	No	No	Yes	No	Yes	No	No	No

Table 6: Summary of Stage 1 Site Assessment Results

Site	Natural Features: Stage 2 Assessment (yes/no)			Natural Resources: Stage 2 Assessment (yes/no)			Historic Environment: Stage 2 Assessment (yes/no)					Social Environment: Stage 2 Assessment (yes/no)		
	Landscape/Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets
H2(42) Carmen Waterworks	No	No	No	No	No	No	No	No	No	No	No	No	No	No
Social Housing Sites														
H2(43) Creveul Court, Alexandria	No	No	No	No	No	No	No	No	No	No	No	No	No	No
H2(44) Haldane Primary School, Balloch	No	No	Yes	No	No	No	No	No	No	No	No	No	No	Yes
H2(45) Aitkenbar Primary School, Bellsmyre	No	No	Yes	No	No	No	No	No	No	No	No	No	No	No
H2(46) Muir Road, Bellsmyre	No	No	Yes	No	No	No	No	No	No	No	No	No	No	No
H2(47) Bonhill Primary School, Bonhill	No	No	No	No	No	No	No	No	No	No	No	No	No	No
H2(48) Golfhill Drive, Bonhill	No	No	No	No	No	No	No	No	No	No	No	No	No	No
H2(50) St Andrews High School, Clydebank	No	No	Yes	Yes	No	Yes	No	No	No	No	No	Yes	No	No
H2(51) 354 Dumbarton Road, Dalmuir	No	No	Yes	Yes	No	Yes	No	No	No	No	No	No	No	No
H2(53) Boquhanran Road, Dalmuir	No	No	Yes	Yes	No	Yes	No	No	No	No	No	Yes	No	Yes
H2(54) Caledonia Street, Dalmuir	No	No	No	Yes	No	Yes	No	No	No	No	No	Yes	No	Yes
H2(55) Salisbury Pl/Melbourne Avenue, Dalmuir	No	No	No	No	No	No	No	No	No	No	No	No	No	No
H2(56) Auld Street Phase 2, Dalmuir	No	Yes	No	Yes	No	Yes	No	No	No	No	No	Yes	No	Yes

Table 6: Summary of Stage 1 Site Assessment Results														
Site	Natural Features: Stage 2 Assessment (yes/no)			Natural Resources: Stage 2 Assessment (yes/no)			Historic Environment: Stage 2 Assessment (yes/no)					Social Environment: Stage 2 Assessment (yes/no)		
	Landscape/Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets
H2(59) Dumbarton Cottage Hospital, Dumbarton	No	No	Yes	No	No	No	No	No	No	No	No	Yes	No	Yes
H2(61) Dalquhurn, Renton	No	Yes	Yes	Yes	No	No	No	No	No	No	Yes	Yes	No	No
H2(62) Littlemill Distillery, Bowling	No	No	Yes	Yes	No	Yes	No	No	No	No	Yes	Yes	No	Yes
H2 (63) Faifley Bowling Club, Faifley	No	No	No	No	No	No	No	No	No	No	No	No	No	Yes
Particular Need Sites														
H3(1) Auchentoshan, Clydebank	No	Yes	No	No	No	No	No	No	No	No	No	No	No	No
H3(2) Dalreoch, Dumbarton	No	Yes	Yes	No	No	No	No	No	No	No	No	No	No	No
Business and Industrial Opportunity Sites														
E1(1) Vale of Leven Industrial Estate	No	Yes	Yes	No	No	No	Yes	No	No	No	Yes	No	No	No
E1(2) Vale of Leven Industrial Estate	No	No	No	No	No	No	Yes	No	No	No	No	Yes	No	No
E1 (3) Vale of Leven Industrial Estate	No	No	No	No	No	No	No	No	No	No	No	No	No	No
E1 (6) Clydebank Industrial Estate, Clydebank	No	Yes	Yes	No	No	No	No	No	No	No	No	No	No	No
E1 (7) Cable Depot Road, Clydebank	See assessment within Delivering our Places, Queens Quay Policy 2.													
E1(8) Rothesay Dock, Clydebank	No	Yes	Yes	Yes	No	Yes	No	No	No	No	No	Yes	No	No
E1(10) John Knox Street, Clydebank	No	No	Yes	Yes	No	Yes	No	No	No	No	No	Yes	No	No
E1(11) Main Street, Jamestown	No	Yes	Yes	No	No	No	No	No	No	No	No	Yes	No	No

Table 6: Summary of Stage 1 Site Assessment Results														
Site	Natural Features: Stage 2 Assessment (yes/no)			Natural Resources: Stage 2 Assessment (yes/no)			Historic Environment: Stage 2 Assessment (yes/no)					Social Environment: Stage 2 Assessment (yes/no)		
	Landscape/Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets
E1(12) North Kilmalid	No	Yes	Yes	No	No	No	No	No	No	No	No	Yes	No	No
E1(13) Lomond Industrial Estate, Alexandria	No	Yes	Yes	No	No	No	No	No	No	No	No	No	No	No
E1(14) Hamilton Street, Clydebank	No	No	No	No	No	No	No	No	No	No	No	Yes	No	No
E1(15) Land to West of Garth Street, Clydebank	See assessment within Delivering our Places, Queens Quay Policy 1.													
E1(16) Esso, Bowling	See assessment within Delivering our Places, Esso, Bowling.													
E1(17) Carless, Old Kilpatrick	See assessment within Delivering our Places, Carless, Old Kilpatrick.													

Assessment Difficulties: Sites

9.8 There were no difficulties in assessing if the development sites would have significant impacts on the environment.

STAGE 2 ASSESSMENT RESULTS

9.9 This section provides a summary of the Stage 2 assessments for the Proposed Plan vision, spatial strategy, policies, proposals and development sites that were likely to have significant impacts as a result of the Stage 1 assessment process. The summary results are presented below with the full assessment tables being contained in Appendix G and Appendix H.

Table 7: Summary of Stage 2 Policy and Proposals Assessment Results															
		Key:		Significant Positive = Green			Significant Positive/Negative = Amber			Significant Negative = Red		Unknown = White		Screened Out at Stage 1	
Policy	Landscape/ Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets	Cumulative Impacts
Spatial Strategy: Delivering Our Places															
Queens Quay Policy 1	Screened Out	Significant Positive/Negative	Significant Positive/Negative	Screened Out	Significant Positive/Negative	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive/Negative	Screened Out	Screened Out	Significant Positive/Negative
After mitigation	Screened Out	Significant Positive	Unknown	Screened Out	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A	Screened Out	Screened Out	Significant Positive
Queens Quay Policy 2	Screened Out	Significant Negative	Significant Negative	Significant Positive	Significant Negative	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Significant Negative	Significant Positive	Screened Out	Screened Out	Significant Positive/Negative
After mitigation	Screened Out	Significant Positive/Negative	Significant Positive	Significant Positive	N/A	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Unknown	Significant Positive	Screened Out	Screened Out	Significant Positive
Esso Bowling City Deal Site Policy 1	Screened Out	Significant Negative	Significant Negative	Significant Positive	Significant Negative	Significant Positive	Significant Positive/Negative	Screened Out	Screened Out	Screened Out	Significant Negative	Significant Positive/Negative	Screened Out	Significant Positive/Negative	Significant Positive/Negative
After mitigation	Screened Out	Significant Positive	Significant Positive/Negative	Significant Positive	Significant Positive/Negative	Significant Positive	Significant Positive	Screened Out	Screened Out	Screened Out	Unknown	Significant Positive	Screened Out	Significant Positive/Negative	Significant Positive
Esso Bowling City Deal Site Policy 2	Screened Out	Significant Negative	Significant Negative	Significant Positive	Significant Negative	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Significant Negative	Significant Positive/Negative	Screened Out	Significant Positive/Negative	Significant Positive/Negative
After	Screened Out	Significant	Significant	Significant	Significant	Significant	Screened	Screened Out	Screened	Screened	Unknown	Significant	Screened	Significant	Significant

Table 7: Summary of Stage 2 Policy and Proposals Assessment Results			Key:	Significant Positive = Green			Significant Positive/Negative = Amber			Significant Negative = Red		Unknown = White		Screened Out at Stage 1	
Policy	Landscape/Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets	Cumulative Impacts
mitigation		Positive	Significant Positive/Negative	Significant Positive	Significant Positive/Negative	Significant Positive	Screened Out		Screened Out	Screened Out		Significant Positive/Negative	Screened Out	Significant Positive/Negative	Positive
Esso Bowling City Deal Site Policy 3	Screened Out	Significant Positive/Negative	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive	Significant Positive
After mitigation	Screened Out	Significant Positive	N/A	N/A	N/A	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A	Screened Out	N/A	Significant Positive
Scott's yard Policy 1	Screened Out	Significant Negative	Significant Negative	Significant Positive	Significant Negative	Significant Positive	Significant Positive/Negative	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive/Negative	Screened Out	Significant Positive/Negative	Significant Positive/Negative
After mitigation	Screened Out	Significant Positive	Significant Positive/Negative	Significant Positive	Significant Positive/Negative	Significant Positive	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive/Negative	Significant Positive
Carless Policy 1	Screened Out	Significant Negative	Significant Positive/Negative	Significant Positive	Significant Positive	Significant Positive	Significant Negative	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Significant Positive
After mitigation	Screened Out	Significant Positive	Unknown	Significant Positive	N/A	Significant Positive	Unknown	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Significant Positive
Carless Policy 2	Screened Out	Significant Negative	Significant Positive/Negative	Significant Positive	Significant Negative	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive/Negative	Screened Out	Screened Out	Significant Positive/Negative
After mitigation	Screened Out	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Significant Positive
Carless Policy 3	Screened Out	Significant Negative	Significant	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Significant Negative	Screened Out	Significant	Significant Positive	Screened Out	Significant	Significant Positive/Negative

Table 7: Summary of Stage 2 Policy and Proposals Assessment Results				Key:	Significant Positive = Green	Significant Positive/Negative = Amber	Significant Negative = Red	Unknown = White	Screened Out at Stage 1						
Policy	Landscape/Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets	Cumulative Impacts
			Positive/Negative								Negative			Positive/Negative	gative
After mitigation	Screened Out	Significant Positive	Unknown	Screened Out	N/A	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Unknown	N/A	Screened Out	Significant Positive	Significant Positive
Carless Policy 3	Screened Out	Significant Positive/Negative	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive	Significant Positive
After mitigation	Screened Out	Significant Positive	N/A	N/A	N/A	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A	Screened Out	N/A	Significant Positive
Clydebank Town Centre Policy CB1	Screened Out	Screened Out	Significant Positive/Negative	Screened Out	Significant Positive/Negative	N/A	Screened Out	Screened Out	N/A	Screened Out	Screened Out	Significant Positive/Negative	Screened Out	Significant Positive/Negative	Significant Positive/Negative
After mitigation	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive	Significant Positive	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive	Significant Positive
Clydebank Town Centre Policy CB3	Screened Out	Screened Out	Significant Positive/Negative	Significant Positive/Negative	Significant Positive/Negative	N/A	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Negative	Significant Positive/Negative	Screened Out	Significant Positive/Negative	Significant Positive/Negative
After mitigation	Screened Out	Screened Out	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Screened Out	Screened Out	Significant Positive	Screened Out	Unknown	Significant Positive	Screened Out	Significant Positive	Significant Positive
Bowling Basin Policy 1	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out
After mitigation	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out
Vale of Leven Industrial Estate Policy	Significant Positive	Significant Positive	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Negative	Significant Positive	Screened Out	Significant Positive	Significant Positive

Table 7: Summary of Stage 2 Policy and Proposals Assessment Results				Key:	Significant Positive = Green	Significant Positive/Negative = Amber	Significant Negative = Red	Unknown = White	Screened Out at Stage 1						
Policy	Landscape/Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets	Cumulative Impacts
1															
After mitigation	Significant Positive	Significant Positive	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Unknown	N/A	Screened Out	N/A	Significant Positive
Vale of Leven Industrial Estate Policy 3	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Significant Negative	Screened Out	Screened Out	Screened Out	Significant Positive/Negative
After mitigation	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Unknown	Screened Out	Screened Out	Screened Out	Significant Positive
Vale of Leven Industrial Estate Policy 4	Screened Out	Significant Positive/Negative	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive	Significant Positive
After mitigation	Screened Out	Significant Positive	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A	Screened Out	N/A	Significant Positive
Spatial Strategy: Our Key Assets															
Policy KH1	Significant Positive	Significant Positive	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive	Significant Positive
After mitigation	Significant Positive	Significant Positive	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	N/A	Significant Positive
Policy WD1	Significant Positive/Negative	Significant Negative	Significant Negative	Screened Out	Screened Out	Significant Positive/Negative	Screened Out	Screened Out	Significant Positive/Negative	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Significant Positive/Negative
After mitigation	Significant Positive	Significant Positive	Significant Positive	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	N/A	Screened Out	Screened Out	Significant Positive
Policy AW1	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive
After	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A

Table 7: Summary of Stage 2 Policy and Proposals Assessment Results			Key:		Significant Positive = Green			Significant Positive/Negative = Amber			Significant Negative = Red		Unknown = White		Screened Out at Stage 1	
Policy	Landscape/Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets	Cumulative Impacts	
mitigation			Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	
Policy FCC1	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	
After mitigation	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	
Spatial Strategy – Creating Places																
Policy CP 2	Significant Positive	Significant Positive	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive
After mitigation	Significant Positive	Significant Positive	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive
Successful, Sustainable: Delivering Homes																
Policy H1	Significant Negative	Significant Negative	Significant Positive/Negative	Significant Positive/Negative	Significant Positive/Negative	Significant Positive/Negative	Significant Negative	Significant Negative	Significant Negative	Significant Negative	Significant Negative	Significant Positive/Negative	Significant Positive/Negative	Screened Out	Significant Positive/Negative	Significant Negative
After mitigation	Significant Positive/Negative	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive/Negative	Significant Positive	Screened Out	Significant Positive	Significant Positive
Successful, Sustainable: Revitalising our Economy																
Policy E3	Screened Out	Significant Positive/Negative	Significant Negative	Significant Positive	Significant Negative	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive/Negative	Screened Out	Significant Positive/Negative	Significant Positive/Negative
After mitigation	Screened Out	Significant Positive	Significant Positive/Negative	Significant Positive	Significant Positive/Negative	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive/Negative	Screened Out	Significant Positive/Negative	Significant Positive/Negative	
Policy E4	Screened Out	Screened Out	Significant Positive	Significant Positive	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Significant Positive

Table 7: Summary of Stage 2 Policy and Proposals Assessment Results			Key:		Significant Positive = Green			Significant Positive/Negative = Amber			Significant Negative = Red		Unknown = White		Screened Out at Stage 1	
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			Significant Positive/Negative	Significant Positive	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Positive	
After mitigation	Screened Out	Screened Out	Unknown	Significant Positive	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Significant Positive	
Successful, Sustainable: Protecting our Built Environment																
Policy BE1	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive
After mitigation	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A	Screened Out	N/A	Screened Out	Screened Out	Screened Out	Screened Out	N/A
Policy BE2	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive/Negative	Significant Positive/Negative	Screened Out	Significant Positive/Negative	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive/Negative
After mitigation	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Significant Positive	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive
Policy BE3	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive
After mitigation	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A
Policy BE4	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive
After mitigation	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A
Natural, Resilient: Green Infrastructure																
Policy GI1	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Significant Positive
After mitigation	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A	N/A
Policy GI2	Screened Out	Significant Positive	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive	Significant Positive

Table 7: Summary of Stage 2 Policy and Proposals Assessment Results			Key:	Significant Positive = Green	Significant Positive/Negative = Amber	Significant Negative = Red	Unknown = White	Screened Out at Stage 1								
Policy	Landscape/Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets	Cumulative Impacts	
			Positive											Positive		
After mitigation	Screened Out	N/A	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A	Screened Out	N/A	N/A	
Policy GI3	Screened Out	Significant Positive	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive	Significant Positive	
After mitigation	Screened Out	N/A	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A	Screened Out	N/A	N/A	
Natural, Resilient: Safeguarding our Environment																
Policy ENV 1	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive
After mitigation	Screened Out	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A
Policy ENV 2	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive
After mitigation	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A
Policy ENV 3	Significant Positive	Significant Positive	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive
After mitigation	N/A	N/A	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A
Policy ENV 4	Screened Out	Screened Out	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive
After mitigation	Screened Out	Screened Out	N/A	N/A	N/A	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A
Policy ENV 6	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive
After mitigation	Screened Out	Screened Out	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A

Table 7: Summary of Stage 2 Policy and Proposals Assessment Results				Key:	Significant Positive = Green	Significant Positive/Negative = Amber	Significant Negative = Red	Unknown = White	Screened Out at Stage 1						
Policy	Landscape/Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets	Cumulative Impacts
Policy ENV 7	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive	Significant Positive
After mitigation	Screened Out	Screened Out	Screened Out	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A	Screened Out	N/A	N/A
Policy ENV 8	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive
After mitigation	Screened Out	Screened Out	N/A	Screened Out	N/A	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A
Policy ENV 9	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Significant Positive
After mitigation	Screened Out	Screened Out	Screened Out	N/A	Screened Out	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A	Screened Out	Screened Out	N/A
Policy ENV 7	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive	Significant Positive
After mitigation	Screened Out	Screened Out	Screened Out	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A	Screened Out	N/A	N/A
Connected: Connectivity															
Policy CON1	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive	Significant Positive
After mitigation	Screened Out	Screened Out	N/A	Screened Out	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A	Screened Out	N/A	N/A
Policy CON3	Screened Out	Significant Negative	Screened Out	Screened Out	Screened Out	Screened Out	Significant Negative	Significant Negative	Significant Negative	Significant Negative	Significant Negative	Significant Positive	Screened Out	Significant Positive	Significant Negative
After mitigation	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	N/A	Screened Out	N/A	Significant Positive
Policy CON5	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Screened Out	Unknown	Unknown
After mitigation	Significant Positive/Negative	Significant Positive	Significant Positive	Significant Positive	Unknown	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Screened Out	Significant Positive	Significant Positive

Table 7: Summary of Stage 2 Policy and Proposals Assessment Results			Key:	Significant Positive = Green			Significant Positive/Negative = Amber			Significant Negative = Red			Unknown = White		Screened Out at Stage 1	
Policy	Landscape/Geology	Biodiversity Flora and Fauna	Climate	Soil	Air	Water	Listed Buildings	Conservation Area	Scheduled Monuments	Gardens and Designed Landscapes	Archaeological sites/areas	Health	Population	Material Assets	Cumulative Impacts	
	ve		Positive	Positive		Positive								Positive		
Low Carbon: Renewable Energy																
Policy RE1	unknown	unknown	unknown	unknown	unknown	Significant Positive	unknown	unknown	unknown	unknown	unknown	unknown	Screened Out	Screened Out	unknown	
After mitigation	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	N/A	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Screened Out	Screened Out	Significant Positive	
Policy RE2	Significant Negative	Significant Negative	Significant Positive	unknown	unknown	unknown	unknown	unknown	unknown	unknown	unknown	unknown	Screened Out	Screened Out	unknown	
After mitigation	Significant Positive/Negative	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Screened Out	Screened Out	Significant Positive	
Policy RE3	Significant Negative	Significant Negative	Significant Positive	Unknown	Significant Positive	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Screened Out	Screened Out	Unknown	
After mitigation	Significant Positive/Negative	Significant Positive	Significant Positive	Significant Positive	Unknown	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Screened Out	Screened Out	Significant Positive	
Policy RE4	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Screened Out	Screened Out	Unknown	
After mitigation	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Screened Out	Screened Out	Significant Positive	
Policy RE6	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	
After mitigation	Screened Out	Screened Out	N/A	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	N/A	
Low Carbon: Achieving Zero Waste																
Policy ZW1	Significant Positive/Negative	Significant Positive/Negative	Significant	Significant	Significant	Significant	Significant Positive/N	Significant Positive/Nega	After mitigation	Significant Positive/Neg	Significant	Significant Positive	Screened Out	Significant	Significant Positive/Neg	

Table 7: Summary of Stage 2 Policy and Proposals Assessment Results			Key:		Significant Positive = Green			Significant Positive/Negative = Amber			Significant Negative = Red		Unknown = White		Screened Out at Stage 1	
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	ve	ve	Positive/Negative	Positive/Negative	Positive/Negative	Positive/Negative	egative	tive		ative	Positive/Negative			Positive	gative	
After mitigation	Significant Positive	Significant Positive	Significant Positive/Negative	Significant Positive	Significant Positive/Negative	Significant Positive	Significant Positive	Significant Positive	After mitigation	Significant Positive	Significant Positive	N/A	Screened Out	N/A	Significant Positive	
Low Carbone: Minerals, Aggregates and Coal Extraction																
Policy MIN 1	Significant Negative	Significant Negative	Significant Negative	Unknown	Significant Negative	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown	Screened Out	Screened Out	Significant Negative	
After mitigation	Significant Positive/Negative	Significant Positive	Significant Positive	Significant Positive	Significant Positive/Negative	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Screened Out	Screened Out	Significant Positive	
Cumulative Impacts																
Cumulative Impacts	Significant Positive/Negative	Significant Negative	Significant Positive/Negative	Significant Positive	Significant Positive/Negative	Significant Positive	Unknown	Unknown	Unknown	Unknown	Significant Negative	Significant Positive	Screened Out	Significant Positive	Significant Positive/Negative	
After Mitigation	Significant Positive/Negative	Significant Positive	Significant Positive	Significant Positive	Significant Positive/Negative	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Significant Positive	Unknown	Significant Positive	Screened Out	Significant Positive	Significant Positive	

Assessment Difficulties: Spatial Strategies, Polices and Proposals

9.10 There were some difficulties in assessing spatial strategies, polices and proposals where the location and/or type of development was unknown. Therefore, it was not possible to accurately predict if there would be significant environmental impacts and what these were likely to be. Where significant environmental impacts could not be predicted, mitigation measures were provided to ensure that there would be no significant negative environmental impacts on the environment where possible.

Table 8: Summary of Stage 2 Site Assessment Results			Key:	Significant Positive = Green			Significant Positive/Negative = Amber				Significant Negative = Red		Unknown = White		Screened Out = Grey	
Site Reference Number	Landscap e/ Geology	Biodiver sity Flora and Fauna	Climate	Soil	Air	Water	Listed Building s	Conserva tion Area	Schedule d Monume nts	Gardens and Designed Landscap es	Archaeolo gical sites/areas	Health	Population	Material Assets	Cumulativ e Impacts	
Private Housing Sites																
H2(2) Heather Avenue	Screened Out	Screen ed Out	Significant Positive/N egative	Significa nt Positive	Screene d Out	Significa nt Positive	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive/ Negative	Screened Out	Significa nt Positive	Significant Positive
After Mitigation	Screened Out	Screen ed Out	Unknown	Significa nt Positive	Screene d Out	Significa nt Positive	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive	Screened Out	Significa nt Positive	Significant Positive
H2(4) Former Haldane PS	Screened Out	Screen ed Out	Significant Positive/N egative	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significa nt Positive	Significant Positive/N egative
After Mitigation	Screened Out	Screen ed Out	Significant Positive	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significa nt Positive	Significant Positive
H2(8) Former Braidfield HS	Screened Out	Signific ant Negativ e	Screened Out	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screene d Out	Significant Negative
After Mitigation	Screened Out	Signific ant Positive	Screened Out	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screene d Out	Significant Positive
H2(10) North Douglas Street	Screened Out	Signific ant Negativ e	Significant Positive/N egative	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive/ Negative	Screened Out	Screene d Out	Significant Positive/N egative
After Mitigation	Screened Out	Signific ant Positive	Significant Positive	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive	Screened Out	Screene d Out	Significant Positive
H2(13) Rosebery House	Significan t Positive	Signific ant Positive	Significant Positive/N egative	Significa nt Positive	Significa nt Positive/ Negativ	Significa nt Positive	Screene d Out	Screened Out	Significan t Positive	Screened Out	Significant Negative	Significan t Positive	Screened Out	Significa nt Positive	Significant Positive	

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Site Reference Number	Landscap e/ Geology	Biodiver sity Flora and Fauna	Climate	Soil	Air	Water	Listed Building s	Conserva tion Area	Schedule d Monume nts	Gardens and Designed Landscap es	Archaeolo gical sites/areas	Health	Population	Material Assets	Cumulativ e Impacts	
After Mitigation	Significan t Positive	Significan t Positive	Significant Positive	Significa nt Positive	Significa nt Positive/ Negativ e	Significa nt Positive	Screened Out	Screened Out	Significan t Positive	Screened Out	Unknown	Significan t Positive	Screened Out	Significa nt Positive	Significant Positive	
H2(17) Crosslet Centre	Screened Out	Significan t Negativ e	Significant Positive/N egative	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive/N egative
After Mitigation	Screened Out	Significan t Positive	Unknown	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive
H2(18) Castlegreen Street	Screened Out	Significan t Negativ e	Significant Negative	Significa nt Positive	Significa nt Negativ e	Significa nt Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Negative	Significan t Negative	Screened Out	Significa nt Positive/ Negativ e	Significant Negative
After Mitigation	Screened Out	Significan t Positive /Negativ e	Significant Positive/N egative	Significa nt Positive	Significa nt Positive/ Negativ e	Significa nt Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Unknown	Significan t Positive/ Negative	Screened Out	Significa nt Positive/ Negativ e	Significant Positive/N egative
H2(22) Notre Dame Convent	Significan t Negative	Unknow n	Screened Out	Screened Out	Screened Out	Screened Out	Unknow n	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive	Screened Out	Significa nt Positive	Significant Positive
After Mitigation	Significan t Positive	Significan t Positive	Screened Out	Screened Out	Screened Out	Screened Out	Significa nt Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive	Screened Out	Significa nt Positive	Significant Positive
H2(24) Sandpoint Marina	Significan t Positive	Significan t Negativ e	Significant Negative	Significa nt Positive	Significa nt Negativ e	Significa nt Positive/ Negativ e	Unknow n	Unknown	Screened Out	Screened Out	Screened Out	Significant Negative	Significan t Positive/ Negative	Screened Out	Significa nt Positive/ Negativ e	Significant Positive/N egative
After Mitigation	Significan t	Significan t	Significant	Significa nt	Significa nt	Significa nt	Significa nt	Significan t	Significan t	Screened	Screened	Unknown	Significan t	Screened	Significa nt	Significant

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Site Reference Number	Landscap e/ Geology	Biodiver sity Flora and Fauna	Climate	Soil	Air	Water	Listed Building s	Conserva tion Area	Schedule d Monume nts	Gardens and Designed Landscap es	Archaeolo gical sites/areas	Health	Population	Material Assets	Cumulativ e Impacts
	nt Positive	ant Positive /Negative	Positive/N egative	nt Positive	nt Positive/ Negative	nt Positive	nt Positive	nt Positive	Out	Out		t Positive/ Negative	Out	nt Positive/ Negative	Positive/N egative
H2(25) Carleith Farm	Screened Out	Screen ed Out	Screened Out	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Significant Negative	Screened Out	Screened Out	Screene d Out	Significant Negative
After Mitigation	Screened Out	Screen ed Out	Screened Out	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Unknown	Screened Out	Screened Out	Screene d Out	Unknown
H2(29) Jamestown IE	Screened Out	Screen ed Out	Significant Positive/N egative	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screene d Out	Significant Positive/N egative
After Mitigation	Screened Out	Screen ed Out	Significant Positive	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screene d Out	Significant Positive
H2(30) Levenbank Terrace	Screened Out	Screen ed Out	Significant Positive/N egative	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screene d Out	Significant Positive/N egative
After Mitigation	Screened Out	Screen ed Out	Significant Positive	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screene d Out	Significant Positive
H2(32) Ashtree Court	Screened Out	Screen ed Out	Screened Out	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Significant Negative	Screened Out	Screened Out	Screene d Out	Significant Negative
After Mitigation	Screened Out	Screen ed Out	Screened Out	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Unknown	Screened Out	Screened Out	Screene d Out	Unknown
H2(34) Dalquhurn	Screened Out	Signific ant Negative	Significant Positive/N egative	Significa nt Positive	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Significant Negative	Significan t Positive/ Negative	Screened Out	Screene d Out	Significant Positive/N egative
After Mitigation	Screened Out	Signific ant Positive	Significant Positive	N/A	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Unknown	Significan t Positive	Screened Out	Screene d Out	Significant Positive
H2(35) Former Council Offices, Church Street	Screened Out	Screen ed Out	Significant Positive/N egative	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screene d Out	Significant Positive/N egative
After Mitigation	Screened	Screen	Significant	Screene	Screene	Screene	Screene	Screened	Screened	Screened	Screened	Screened	Screened	Screene	Significant

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	Out	ed Out	Positive	d Out	d Out	d Out	d Out	Out	Out	Out	Out	Out	Out	d Out	Positive	
H2(38) RHI	Screened Out	Screen ed Out	Significa nt Positive/N egative	Significa nt Positive	Significa nt Positive/ Negativ e	Significa nt Positive/ Negativ e	Screene d Out	Screened Out	Unknown	Screened Out	Significant Negative	Significan t Positive/ Negative	Screened Out	Significa nt Positive	Significant Positive/N egative	
After Mitigation	Screened Out	Screen ed Out	Significant Positive	Significa nt Positive	Significa nt Positive/ Negativ e	Significa nt Positive	Screene d Out	Screened Out	Significan t Positive	Screened Out	Unknown	Significan t Positive	Screened Out	Significa nt Positive	Significant Positive	
H2(38) Strauss Avenue	Significan t Negative	Screen ed Out	Significant Positive/N egative	Screene d Out	Significa nt Positive/ Negativ e	Significa nt Negativ e	Screene d Out	Screened Out	Unknown	Screened Out	Significant Negative	Significan t Positive/ Negative	Screened Out	Significa nt Positive/ Negativ e	Significant Positive/N egative	
After Mitigation	Significan t Positive	Screen ed Out	Significant Positive	Screene d Out	Significa nt Positive/ Negativ e	Significa nt Positive	Screene d Out	Screened Out	Significan t Positive	Screened Out	Unknown	Significan t Positive	Screened Out	Significa nt Positive	Significant Positive	
H2(40) Main Street	Screened Out	Screen ed Out	Significant Positive/N egative	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Significant Negative	Screened Out	Screened Out	Screene d Out	Significant Positive/N egative	
After Mitigation	Screened Out	Screen ed Out	Unknown	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Unknown	Screened Out	Screened Out	Screene d Out	Unknown	
H2(41) the Glebe	Screened Out	Screen ed Out	Significant Positive/N egative	Screene d Out	Significa nt Positive/ Negativ e	Significa nt Negativ e	Screene d Out	Screened Out	Unknown	Screened Out	Screened Out	Screened Out	Screened Out	Screene d Out	Significant Positive/N egative	
After Mitigation	Screened Out	Screen ed Out	Significant Positive	Screene d Out	Significa nt Positive/ Negativ e	Significa nt Positive	Screene d Out	Screened Out	Significan t Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screene d Out	Significant Positive	

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Social Rented Housing Sites																	
H2(44) Former Haldane PS	Screened Out	Screened Out	Significant Positive/Negative	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Significant Positive/Negative
After Mitigation	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Significant Positive
H2(46) Aitkenbar Primary School	Screened Out	Screened Out	Significant Positive/Negative	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive/Negative
After Mitigation	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive
H2(46) Muir Road	Screened Out	Screened Out	Significant Positive/Negative	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive/Negative
After Mitigation	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive
H2(50) St Andrew's High School	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive/Negative	Screened Out	Screened Out	Screened Out	Significant Positive/Negative
After Mitigation	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Significant Positive
H2(51) 354 Dumbarton Road	Screened Out	Screened Out	None	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	None
After Mitigation	Screened Out	Screened Out	Unknown	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Unknown
H2(53) Boquhanran Road	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Significant Positive	Significant Positive
After Mitigation	Screened Out	Screened Out	Screened Out	Significant Positive	Screened Out	Significant Positive	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Significant Positive	Screened Out	Screened Out	Screened Out	Significant Positive	Significant Positive

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H2(54) Caledonia Street	Screened Out	Screen ed Out	Screened Out	Significa nt Positive	Screene d Out	Significa nt Positive	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive	Screened Out	Significa nt Positive	Significant Positive
After Mitigation	Screened Out	Screen ed Out	Screened Out	Significa nt Positive	Screene d Out	Significa nt Positive	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive	Screened Out	Significa nt Positive	Significant Positive
H2(56) Auld Street Phase 2	Screened Out	None	Screened Out	Significa nt Positive	Screene d Out	Significa nt Positive	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive	Screened Out	Significa nt Positive	Significant Positive
After Mitigation	Screened Out	Signific ant Positive	Screened Out	Significa nt Positive	Screene d Out	Significa nt Positive	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive	Screened Out	Significa nt Positive	Significant Positive
H2(59) Dumbarton Cottage Hospital	Screened Out	Signific ant Positive /Negativ e	Screened Out	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screene d Out	Significant Positive/N egative
After mitigation	Screened Out	Signific ant Positive	Screened Out	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screene d Out	Significant Positive
H2(61) Dalquhurn	Screened Out	Signific ant Negativ e	Significant Positive/N egative	Significa nt Positive	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Negative	Significan t Positive/ Negative	Screened Out	Screene d Out	Significant Positive/N egative
After Mitigation	Screened Out	Signific ant Positive	Significant Positive	N/A	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Unknown	Significan t Positive	Screened Out	Screene d Out	Significant Positive
H2(62) Littlemill Distillery	Screened Out	Screen ed Out	Significant Positive/N egative	Significa nt Positive	Screene d Out	Significa nt Positive	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Significant Negative	Significan t Positive	Screened Out	Significa nt Positive	Significant Positive
After Mitigation	Screened Out	Screen ed Out	Significant Positive	Significa nt Positive	Screene d Out	Significa nt Positive	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Unknown	Significan t Positive	Screened Out	Significa nt Positive	Significant Positive
H2(63) Faifley Bowling Club	Screened Out	Screen ed Out	Significant Positive/N	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significa nt	Significant Positive/N

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			egative											Positive/ Negativ e	egative
After Mitigation	Screened Out	Screen ed Out	Significant Positive	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Significa nt Positive	Significant Positive
Buisness and Industrial Sites															
E1(1) Vale of Leven Industrial Estate	Screened Out	Signific ant Negative	Significant Positive/N egative	Screene d Out	Screene d Out	Screene d Out	Significa nt Negative	Screened Out	Screened Out	Screened Out	Significant Negative	Screened Out	Screened Out	Screene d Out	Significant Negative
After Mitigation	Screened Out	Signific ant Positive	Significant Positive	Screene d Out	Screene d Out	Screene d Out	Significa nt Positive	Screened Out	Screened Out	Screened Out	Unknown	Screened Out	Screened Out	Screene d Out	Significant Positive
E1(2) Vale of Leven Industrial Estate	Screened Out	Screen ed Out	Screened Out	Screene d Out	Screene d Out	Screene d Out	Significa nt Negative	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive/ Negative	Screened Out	Screene d Out	Significant Positive/N egative
After Mitigation	Screened Out	Screen ed Out	Screened Out	Screene d Out	Screene d Out	Screene d Out	Significa nt Positive	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive	Screened Out	Screene d Out	Significant Positive
E1 (6) Clydebank Industrial Estate	Screened Out	Signific ant Negative	Significant Negative	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screene d Out	Significant Negative
After Mitigation	Screened Out	Signific ant Positive	Significant Positive/N egative	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screene d Out	Significant Positive/N egative
E1(8) Rothesay Dock	Screened Out	Signific ant Negative	Significant Positive/N egative	Significa nt Positive	Screene d Out	Significa nt Positive/ Negative	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive/ Negative	Screened Out	Screene d Out	Significant Positive/N egative
After Mitigation	Screened Out	Signific ant Positive	Significant Positive	Significa nt Positive	Screene d Out	Significa nt Positive	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive	Screened Out	Screene d Out	Significant Positive

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		/Negativ e														
E1(10) John Knox Street	Screened Out	Screen ed Out	Significant Positive/N egative	Significa nt Positive	Screene d Out	Significa nt Positive	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive/ Negative	Screened Out	Screene d Out	Significant Positive/N egative	
After Mitigation	Screened Out	Screen ed Out	Significant Positive	Significa nt Positive	Screene d Out	Significa nt Positive	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive	Screened Out	Screene d Out	Significant Positive	
E1(11) Main Street, Jamestown	Screened Out	Screen ed Out	Significant Positive/N egative	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screene d Out	Significant Positive/N egative	
After Mitigation	Screened Out	Screen ed Out	Significant Positive	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screene d Out	Significant Positive	
E1(12) North Kilmalid	Screened Out	Signific ant Negativ e	Significant Positive/N egative	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive/ Negative	Screened Out	Screene d Out	Significant Positive/N egative	
After Mitigation	Screened Out	Signific ant Positive	Significant Positive	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive	Screened Out	Screene d Out	Significant Positive	
E1(13) Lomond Industrial Estate	Screened Out	Signific ant Negativ e	Significant Positive/N egative	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screene d Out	Significant Positive/N egative	
After Mitigation	Screened Out	Signific ant Positive	Significant Positive	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screened Out	Screene d Out	Significant Positive	
E1(14) Hamilton Street	Screened Out	Screen ed Out	Screened Out	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive/ Negative	Screened Out	Screene d Out	Significant Positive/N egative	
After Mitigation	Screened Out	Screen ed Out	Screened Out	Screene d Out	Screene d Out	Screene d Out	Screene d Out	Screened Out	Screened Out	Screened Out	Screened Out	Significan t Positive	Screened Out	Screene d Out	Significant Positive	

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Cumulative Impacts	Significan t Positive/ Negative	Signific ant Negative	Significant Positive/N egative	Significa nt Positive	Significa nt Positive/ Negative	Significa nt Positive/ Negative	Significa nt Negative	Unknown	Unknown	Screened Out	Significant Negative	Significan t Positive/ Negative	Screened Out	Significa nt Positive/ Negative	Significant Positive/N egative	
After Mitigation	Significan t Positive	Signific ant Positive	Significant Positive	Significa nt Positive	Significa nt Positive/ Negative	Significa nt Positive	Significa nt Positive	Significan t Positive	Significan t Positive	Screened Out	Significant Positive	Significan t Positive	Screened Out	Significa nt Positive	Significant Positive	

Assessment Difficulties: Sites

9.10 There were no difficulties in assessing what the significant environmental impacts of the sites would be on the environment. However, there were some difficulties in determining what the environmental impacts would be after mitigation, as this involved the advice and guidance of SEPA or WoSAS.

Cumulative Impact Assessment

- 9.11 Tables 7 and 8 detail the summary of the significant cumulative environmental impacts for each individual spatial strategy, policy, proposal and development site that was taken through to a Stage 2 assessment and also in terms of the Proposed Plans impacts on each environmental receptor.

Spatial Strategy, Policies and Proposals

- 9.12 In general, for each individual spatial strategy the significant cumulative impacts in terms of the original assessment results were either significant positive or significant positive/negative. Policies Bowling Basin 1; H1; CON 3 and MIN 1 were the only policies and proposals identified that were likely to have significant negative cumulative environmental impacts. After the mitigation/ enhancement measures were taken into account, the cumulative impacts were either likely to be significant positive or significant positive/negative. In terms of the three policies that originally were likely to have significant negative cumulative environmental impacts, H1; CON 3 and MIN 1 were likely to have significant positive cumulative impacts should the mitigation measures be implemented. Bowling Basin 1 was likely to be unknown due to the mitigation measures required by WoSAS not being known.
- 9.13 The implementation of the spatial strategy and the policies, in terms of their impacts on the individual environmental receptors were likely to have significant positive cumulative environmental impacts. Only biodiversity, flora and fauna was predicted to have significant negative cumulative impacts. After the mitigation measures were applied, the likely cumulative impacts of the implementation of the spatial strategy and policies were likely to be significant positive.
- 9.14 Overall, the implementation of the Proposed Plan policies and proposals were likely to have significant positive/negative cumulative environmental impacts in terms of the original assessment. The cumulative impacts were likely to be significant positive environmental impacts should the mitigation/enhancement measures be implemented.

Development Sites

- 9.15 In general, the development sites are likely to have individual significant positive or significant positive/ negative cumulative environmental impacts on the environment in terms of the original assessments. Sites H2(8); H2(18); H2(25); H2(32); E1(1); and E1(6) are the only sites that are likely to have significant negative cumulative environmental impacts.
- 9.16 When reassessed with the mitigation/enhance measures in place, the development sites H2(8); H2(18); E1(1); and E1(6) were likely to have

individual significant positive or significant positive/ negative cumulative environmental impacts on the environment should the mitigation/enhancement measures be implemented. The mitigation measures for sites H2(25) and H2(32) unknown due to the mitigation measures required by WoSAS not being known.

- 9.17 The majority of the cumulative impacts, in terms of the assessment of development sites on the individual environmental receptors, were likely to be significant positive or significant positive/negative. Only biodiversity, flora and fauna, listed buildings and archaeological resources/sites were predicted to have significant negative cumulative impacts from the original assessments. When mitigation measures were applied, the majority of the cumulative impacts were significant positive or significant positive/negative. The cumulative impacts on biodiversity, flora and fauna and listed buildings, after mitigation, were expected to be significant positive whilst the impact on archaeological resources/sites was unknown as the actual impact was dependent on the mitigation measures suggested by WoSAS.
- 9.18 **Although the individual site assessments indicated that it was unlikely that the sites themselves would have a significant increase in the amount of waste produced in the settlement, cumulatively there were likely to be significant negative environmental impacts in terms of waste production by settlement and in terms of West Dunbartonshire as a whole. Therefore, to mitigate the impact, developers of the sites, in terms of construction waste, will be required to recycle material, either through re-use on site, or through re-use in other projects, in terms of the provisions of the Zero Waste Plan and Policy ZW1.**
- 9.19 Overall, the implementations of the Proposed Plan development sites were likely to have significant positive/negative cumulative environmental impacts in terms of the original assessment but when the mitigation/enhancement measures were applied, the overall cumulative impact was still predicted to be significant positive/negative.

Synergistic Impact Assessment

- 9.20 Synergistic impacts occur when the combination of individual and unrelated impacts combine to produce a different impact to the sum of the individual impacts concerned. Synergistic impacts are anticipated through the interrelationship of different plans, programmes and strategies as promoted by Council services e.g. a reduction in greenhouse gas emissions will positively impact on biodiversity conservation and protection and can also impact on air quality, by reducing pollution levels, which can lead to a reduction in asthma.
- 9.21 From the results of the assessments of the proposed plan, there likely to be significant positive synergistic impacts, mostly after mitigation, on biodiversity,

flora and fauna, climate, air, health and material assets. Protecting landscape also has significant synergistic positive impacts on biodiversity, flora and fauna, soils and health and the redevelopment of brownfield land will similarly have positive impacts on landscape, soil, water, health and lead to new areas of open space thus positively impacting on material assets.

- 9.22 The site assessments, after mitigation measures, indicated that there would be significant positive/negative environmental synergistic impacts on climate, air, health and material assets. This was a result of the majority of the sites being within walking distance of a public transport stop at the very least, which would help reduce the impacts of the increased level of car usage and the resultant pollutants, should the mitigation measures be implemented.
- 9.23 Removal of contaminated soil and water and redevelopment of brownfield land is also likely to have significant positive synergistic impacts on landscape, biodiversity, flora and fauna and health.

10. Enhancement and Mitigation

- 10.1. Where the stage 2 assessments indicated that there were likely to be adverse impacts as a result of the spatial strategy, policies, proposals and development sites, mitigation measures were proposed to reduce the overall environmental impact to an acceptable or negligible level for each of the environmental receptors that are affected. The stage 2 assessments also propose enhancement measures where appropriate and, as with the mitigation measures, these are identified against the individual environmental receptors in the stage 2 assessments. These mitigation and enhancement measures have also been assessed for likely significant environmental impacts.
- 10.2 As the majority of the enhancement and mitigation measures are extensive, it is considered that including them all in the main text of the Environment Report would make the document difficult to follow. Appendix G and H provide full details of the enhancement and mitigation measures.
- 10.3 The SEA has influenced the Proposed Local Development Plan, in terms of ensuring that the mitigation and/or enhancement measures for the sites are implemented, by the inclusion of a Policy within the Plan requiring developers to implement these measures. Furthermore, Volume 2 of the Plan specifically identifies which sites require developers to take on board the mitigation/enhancement measures of this Environmental Report.

11. Monitoring

- 11.1 The Proposed Plan spatial strategies, policies and developments sites that are likely to have significant environmental impacts are required to be monitored, to ensure that adverse and unforeseen impacts do not arise or can

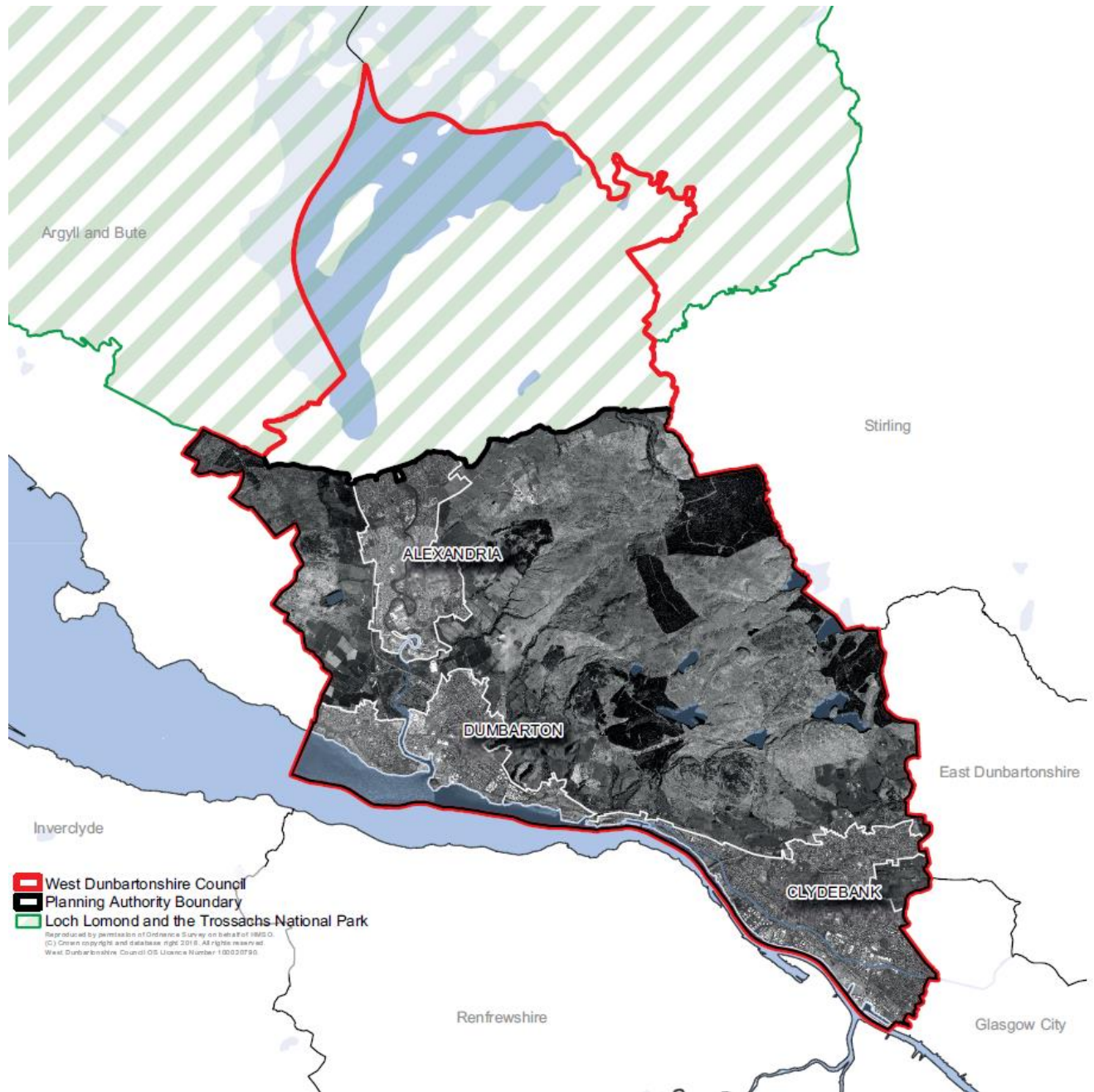
be easily identified and remedied. The proposed Monitoring Measures are provided below:

Table 9: Monitoring Measures		
Environmental Issues to be Monitored	Objective of Monitoring	Target
Landscape and Geology	To monitor the impact of the LDP on landscape and geology within West Dunbartonshire	The landscape and geological resources of West Dunbartonshire are protected and their setting preserved.
Biodiversity, Flora and Fauna	To monitor the impact of the LDP on the natural heritage designations within West Dunbartonshire.	Enhancement of biodiversity across West Dunbartonshire. No irreversible losses of valuable sites, areas of important green space, riverbanks etc or protected species/habitats within West Dunbartonshire.
Population	To monitor the impacts of permanent population increases and increases of day visitors to West Dunbartonshire.	Towns and Villages in West Dunbartonshire are able to accommodate increases in population in terms of the resources and impacts on the natural environment. New developments are located within walkable distance of basic amenities and public transportation routes.
Human Health	To monitor the impact of the LDP on SIMD figures and Hospital Admission Figures and to note any increases/decreases in the baseline data.	Reduction in the hospital admission rates in West Dunbartonshire as a result of environmental factors. New developments provide new walking and cycling networks and that these are interlinked with existing networks.

		No excessive air, water, noise or light pollution for new developments.
Soil	To monitor the impact of the LDP on soil resources within West Dunbartonshire.	No loss of prime quality agricultural land or other soil resources in West Dunbartonshire. No significant change or loss to the percentage of rural land.
Water	To monitor the impact of the LDP on the water environment within West Dunbartonshire.	No degradation of ecological status and/or water quality. No increase in the risk of flooding within West Dunbartonshire towns and villages.
Air	To monitor the impact of the LDP on air quality within West Dunbartonshire.	No increase in pollutants into the atmosphere.
Climate	To monitor the impact of the LDP on climate change within West Dunbartonshire.	Climate change reduction in line with Scottish Government Policy. No increase in the risk of flooding within West Dunbartonshire towns and villages Reduction in the carbon emissions into the atmosphere. Areas of raised bog, blanket bog, other organic soils or woodland/groups of trees are protected.
Material Assets	To monitor the impact on areas of protected open space. To monitor the impact on paths and cycle routes throughout	All new developments are located close to existing public transport hubs, path and cycle networks and areas of open space. No loss of protected open

	<p>West Dunbartonshire.</p> <p>To monitor the impact of the LDP on waste and energy consumption within West Dunbartonshire.</p>	<p>space, playing fields and other important recreational open space within West Dunbartonshire.</p> <p>Targets for landfill diversion and recycling met and improved upon.</p> <p>The use of measures to reduce carbon emissions and promote the use of renewable energy promoted.</p>
Cultural Heritage	To monitor the impact of the LDP on cultural heritage within West Dunbartonshire.	All cultural heritage resources are protected within West Dunbartonshire.

Appendix A: Map of West Dunbartonshire



Appendix B: Main Plan's, Programmes and Strategies to be used to inform the development of the Proposed Local Development Plan

Legislation & Plans, Programmes or Strategies SEA Topic	Summary of Environmental Objectives
Biodiversity, Flora & Fauna	
EU Birds Directive & EU Habitats Directive ↓ Habitats Regulations Conservation (Natural Habitats & c) Regulations 1994 (as amended)	The Habitats Regulations transpose the provisions of the EU Habitats and Birds Directives into Scottish Law and require that local development plans are subject to an appropriate assessment of their implications for Natura sites.
Nature Conservation (Scotland) Act 2004	To conserve biodiversity and protect the nation's precious natural heritage. Implementation is linked to the national biodiversity strategy.
Convention on Biological Diversity ↓ UK Post-2010 Biodiversity Framework/Scottish Biodiversity Strategy	Conserve species and habitats in Dunbartonshire that are considered vulnerable or threatened on a local or national basis, and in turn contribute to the conservation of our global biodiversity; promote awareness of local natural resources; promote community engagement in, and ownership of, the practical conservation of natural resources; and promote the sustainable and wise use of resources.
Population & Human Health	
Land Reform (Scotland) Act 2003 ↓ West Dunbartonshire Core Paths Plan	Establishes the statutory rights of access to land and inland water for outdoor recreation. Prepared under the Act, the Core Paths Plan provides a system of path in West Dunbartonshire which, as a whole, gives the public reasonable access throughout the plan area.

Soil	
Scottish Soil Framework (2009)	To promote the sustainable management and protection of soils consistent with the economic, social and environmental needs of Scotland, achieved through targeted activities including reducing soil erosion; greenhouse gas emissions from soil; and contamination.
Water	
EU Water Framework Directive ↓ Water Environment and Water Services (Scotland) Act 2003 (WEWS) Act ↓ Scotland River Basin Management Plan (2009) ↓ Clyde Area Management Plan	To prevent deterioration in the status of the water environment, including rivers, lochs, estuaries, coastal waters and groundwaters and protect, enhance and restore all surface water bodies to 'good' status. The area management plan supplements the river basin management plan (RBMP) for the Scotland river basin district in the delivery of Water Framework Directive requirements.
EU Floods Directive ↓ Flood Risk Management (Scotland) Act 2009 ↓ Clyde and Loch Lomond Local Plan District – Flood Risk Management Plan	To reduce and manage the risks that floods pose to human health, the environment, cultural heritage and economic activity through improved assessment and the sustainable and coordinated management of flood risk. The Act imposes a new duty on local authorities to exercise their flood risk related functions with a view to reducing overall flood risk and establishes the requirement to prepare plans to manage flood risk which will provide a framework for coordinating actions across catchments to deal with all forms of flooding and its impacts.

<p>EU Marine Strategy Framework Directive (MSFD) ↓ Marine (Scotland) Act 2010 ↓ Firth of Clyde Marine Spatial Plan (FoCMSP)</p>	<p>Aims to achieve good environmental status of the EU's marine waters by 2020 and to protect the resource base upon which marine-related economic and social activities depend. The Marine (Scotland) Act transposes the Directive into Scots law and makes provision for a new statutory marine planning system to sustainably manage demands on the marine environment. The FoCMSP is a forerunner to these statutory plans.</p>
<p>Air</p>	
<p>EU Air Quality Directive ↓ The Air Quality Strategy for England, Scotland, Wales and Northern Ireland (2007)</p>	<p>Air quality targets have been set at the European and UK levels. The Air Quality Strategy for England, Scotland, Wales and Northern Ireland sets objectives for Particulate Matter (PM), oxides of nitrogen (NOx), sulphur dioxide (SO2) and ozone (O3) amongst others.</p>
<p>Climatic Factors</p>	
<p>Climate Change (Scotland) Act 2009 ↓ Getting the best from our land: A land use strategy for Scotland 2016-2021</p>	<p>The Act introduces a new duty on the Council (and all public bodies) to exercise their functions in a way that is best calculated to contribute towards the greenhouse gas reduction targets of reducing emissions by at least 80 per cent by 2050.</p> <p>A national land-use strategy has been prepared under the Act. This identifies key principles for the sustainable use of land, including: encouraging land uses which deliver multiple benefits; land highly suitable for primary uses should be recognised in decision-making; and examining options for restoring derelict or vacant land should be a priority.</p>
<p>Material Assets</p>	
<p>Scottish Forestry Strategy 2006</p>	<p>Environmental objectives include reducing the impact of climate change; make access to and enjoyment of woodlands easier for all to improve health; protect the environmental quality of our natural resources; and help to maintain, restore and enhance Scotland's biodiversity.</p>

Zero Waste Plan	To achieve a zero waste Scotland, where we make the most efficient use of resources by minimising Scotland's demand on primary resources, and maximising the reuse, recycling and recovery of resources instead of treating them as waste.
Cultural Heritage	
Historic Environment Scotland Policy Statement	The three key outcomes presented in the Policy are that the historic environment is cared for, protected and enhanced for the benefit of our own and future generations; greater economic benefits from the historic environment; and that the people of Scotland and visitors to our country value, understand and enjoy the historic environment.
Antonine Wall Management Plan	Seeks to establish the management requirements and policies needed to meet the requirements for the long term protection and conservation of the World Heritage Site.
Landscape	
European Landscape Convention	To promote the protection, management and planning of all landscapes, including natural, managed, urban and peri-urban areas, and special, everyday and also degraded landscape.
Other Relevant PPS	
National Planning Framework 3	The NPF 3 guides the spatial development of Scotland for the next 20 – 30 years and sets out strategic development priorities to support the Scottish Government's ethos of promoting sustainable economic growth.
Scottish Planning Policy	The SPP sets out the Scottish Government's planning policy on nationally important land-use planning matters. This places planning within the wider context of the Scottish Government's overarching aim to increase sustainable economic growth.

Clydeplan Strategic Development Plan	To continue the regeneration and transformation of the city region's urban areas, whilst securing positive action on the natural environment; minimising the development and carbon footprints of the city-region, meeting climate change targets and supporting a drive to a low-carbon economy.
West Dunbartonshire Plan for Place (2017-2027)	The Local Outcome Improvement Plan sets out a vision for West Dunbartonshire which is centred around a place based approach to the delivery of our services
West Dunbartonshire Council –Strategic Plan 2017-2022	The strategic priorities of the Council are to have a strong local economy and improved job opportunities; supports individuals, families and carers living independently and with dignity; and have meaningful community engagement with active empowered and informed citizens who feel safe and engaged.

APPENDIX C: CONSULTATION AUTHORITY RESPONSES RECEIVED IN RESPONSE TO CONSULTATION ON THE MAIN ISSUES REPORT AND THE COUNCIL'S OBSERVATIONS AND RECOMMENDED COURSE OF ACTION

Consultee	Consultee Response	Council Response
Scottish Environment Protection Agency	<p>Thank you for your Environmental Report (ER) consultation submitted under the above Act in respect of the West Dunbartonshire Local Development Plan 2. This was received by SEPA via the Scottish Government SEA Gateway on 30 June 2017.</p> <p>We have used our scoping consultation response to consider the adequacy of the ER and this is used as the framework for detailed comments which can be found in Appendix 1. For convenience, these comments have been structured to reflect that of the ER. Please note, this response is in regard only to the adequacy and accuracy of the ER and any comments we may have on the plan itself will be provided separately.</p> <p>As the plan is finalised, West Dunbartonshire Council as Responsible Authority, will be required to take account of the findings of the Environmental Report and of views expressed upon it during this consultation period. As soon as reasonably practical after the adoption of the plan, the Responsible Authority should publish a statement setting out how this has occurred. We normally expect this to be in the form of an "SEA Statement" similar to that advocated in the Scottish Government SEA Guidance. A copy of the SEA statement should be sent to the Consultation Authorities via the Scottish Government SEA Gateway on publication.</p>	<p>Noted.</p> <p>Noted.</p>
	<p>Appendix 1: Comments on the Environmental Report (ER)</p> <p>We welcome the inclusion of Appendix C within the ER which</p>	

	<p>summarises comments from the consultation authorities at scoping stage and how these were taken into consideration. We are satisfied that in general our comments have been taken into account and that an adequate assessment of the options for LDP2, as set out within the Main Issues Report, has been carried out.</p> <p><u>Environmental Baseline and Issues</u></p> <p>Generally we consider that the relevant environmental issues have been identified in the ER. However, although the material assets SEA objective references waste no baseline information is included on this matter within the ER. Our guidance on the consideration of material assets in SEA may provide useful information on sources of baseline data regarding this topic.</p>	<p>Noted.</p> <p>Noted. The SEA of the Proposed Plan will include baseline information on waste.</p>
	<p><u>Policies</u></p> <p>We note that the assessment of policies included in the Local Plan 2010 and the Proposed Plan 2016 has been revisited in Section 2 of the Monitoring Statement and the outcome is that within the ER (Paragraph 7.1) it is stated that most existing policies will be revised or merged to form a new policy framework. Whilst we have no concerns regarding this approach to the policy assessment we would expect that if, once finalised, significant change is proposed to the wording of policies for LDP2 that this be fully assessed at Proposed Plan stage.</p>	<p>As the Environmental Report Assessment Methodology will change for a quantitate to qualitative assessments for the Proposed Plan, all provisions of the Plan will be reassessed.</p>
	<p><u>Assessment of Main Issues Options</u></p> <p>Although we are generally satisfied with the assessment of the main issues options and alternatives, where appropriate, we would highlight that one of the most important ways to mitigate significant environmental effects identified through the assessment is to make changes to the plan itself so that significant effects are avoided.</p>	<p>Noted.</p>

	<p>In this regard we note that adverse impacts have been identified for a number of sites (Queens Quay, Dumbarton Waterfront and Town Centre, Esso Bowling/Scott's Yard and Young's Farm), for example in relation to flood risk, and would confirm that this is in line with our assessment, and we would expect that this could lead to changes in the plan itself.</p>	<p>The sections on these sites and the flooding policy will take into account the flood risk for these sites and put in place measures to ensure that any flood risk is mitigated.</p>
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Sites

In terms of the site assessment, our review of the promoted sites (letter 07 September 2017 – PCS/153850) highlighted flood risk at a number of sites;

Carrochan Road, Balloch
Former Highdykes PS, Bonhill
Talisman Avenue, Dumbarton
Haldane PS, Haldane
Hillview, Milton
Beardmore Place, Clydebank
Dumbain Crescent, Haldane
Former waterworks, Carman Road, Renton

We would advise that these comments remain valid and acknowledge that although the SEA site review did not predict these outcomes we accept that this difference in assessment is easily explained as the flood risk we have identified at all of these sites is associated with the presence of a small watercourse and or culverted stream, which would not be detectable by a review of SEPA's Flood Maps. Although not a constraint to the principle of development we would emphasise that each of these sites will require the provision of additional site-specific flood risk information.

With reference to sites which are being carried forward from the previous plans we note that they have not all been reassessed in the SEA. In line with Planning Advice Note 1/2010, we would expect all sites to be included in the assessment to ensure that these remain effective and the assessment has considered any new information available for assessment such as updated SEPA flood maps. Our review of legacy sites identified a risk of flooding at Queens Quay, plot 7, Castlegreen Street, Dumbarton and Sandpoint Marina, Dumbarton.

Noted.

The proposed plan assessment of the sites taken forward into LDP 2 will ensure that the assessment considers the flood risk from these small streams and watercourses.

As noted above, the provisions of the Proposed Plan will subject to a full assessment with the exception of those sites with a valid planning consent or are being currently developed. This is standard practice in environmental assessments.

Scottish Heritage	Natural	<p>Thank you for your consultation on the Environmental Report (ER) submitted in support of the West Dunbartonshire Local Development Plan 2 – Main Issues Report. We have reviewed the ER in relation to our natural heritage remit and offer the following comments.</p> <p>Table 2 SEA Framework – SEA Criteria</p> <p>We welcome the inclusion of additional SEA Criteria for soil and material assets following our advice at the SEA scoping stage.</p> <p>5.1 Summary of results – Biodiversity, flora & fauna</p> <p>In our view potential impacts on the Inner Clyde Special Protection Area (SPA) from the Key Regeneration Sites at Dumbarton Waterfront, Esso Bowling, Carless and Queens Quay extend to the operation of the completed developments as well as the construction period (e.g. through disturbance due to increased public access to the foreshore). The potential for long term effects on the Inner Clyde SPA from these allocations should be reflected in the full assessments in Appendix B of the ER and explored further within the Habitats Regulation Appraisal (HRA) of the Proposed Plan. We would be happy to offer further advice on the HRA of the Proposed Plan.</p> <p>We are also involved in advising on these proposals at an individual level through the development management process and pre-application consultations. We refer you to our responses to these consultations for further details of the issues that we believe must be addressed.</p> <p>5.2 Mitigation</p> <p>We note that the avoidance of adverse effects on the integrity of the</p>	<p>Noted</p> <p>Noted</p> <p>Noted. The advice of SNH will be followed within the assessments of the Proposed Plan.</p>
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	<p>Inner Clyde SPA will be developed through a HRA. We advise that this should also include mitigation for the Endrick Water Special Area of Conservation (SAC)</p>	<p>Noted.</p> <p>Noted. The Proposed Plan HRA will include mitigation for the SAC.</p>
	<p>Main Issue 1 – Queens Quay</p> <p>As highlighted above, there is also potential for there to be long term effects on the Inner Clyde SPA through the operation of the completed development and this should be explored through the HRA of the Proposed Plan and at the individual project level.</p>	<p>Noted. The advice of SNH will be followed within the assessments of the Proposed Plan.</p>
	<p>Main Issue 2 – Dumbarton Waterfront and Town Centre</p> <p>In principle we are supportive of measures to enhance the waterfront area and to create new opportunities for appropriate forms of access. However, there is potential for there to be long term effects on the Inner Clyde SPA through the operation of the completed Dumbarton Waterfront developments and this should be addressed through the HRA of the proposed plan and at the individual project level.</p>	<p>Noted. The advice of SNH will be followed within the assessments of the Proposed Plan.</p>

	<p>The development of Dumbarton Waterfront also has the potential to have impacts on the Endrick Water SAC, particularly at the construction stage, and this should be considered further in the HRA of the Proposed Plan.</p>	<p>The advice of SNH will be followed within the assessments of the Proposed Plan.</p>
	<p>Main Issue 3 – City Deal Project: Esso Bowling and Scott’s Yard</p> <p>The realigned route of the road shown in Map 6 of the Main Issues Report does not reflect our most recent discussions with the Council in relation to emerging proposals for the site; we had understood that the road would be located entirely outwith the SPA and consider that that is the most appropriate route alignment.</p> <p>The route shown in Map 6 lies partly within the boundary of the Inner Clyde SPA and would result in some permanent habitat loss from within the SPA with associated effects on the redshank qualifying interest. We highlight that it is likely to be difficult to demonstrate that there will be no adverse effect on the integrity of the SPA from the route shown on Map 6 and that this will have implications for the adoption of the Proposed Plan. We request clarification of this matter at an early stage to enable us to be able to advise further on this issue.</p> <p>Once again, there is the potential for there to be long term effects on the Inner Clyde SPA through the operation of the completed development (e.g. through habitat loss and disturbance) and this should be addressed through the HRA of the proposed plan and at the individual project level.</p>	<p>The route in the MIR was the up-to-date position at the time of writing. It is acknowledged that the route has now changed and the Proposed Plan and the Environmental Report will update the route and re-assess it.</p> <p>As above, the route will be re-assessed and the interim findings and proposed mitigation will be discussed with SNH.</p>

		<p>Noted. The advice of SNH will be followed within the assessments of the Proposed Plan.</p>
	<p>Development Sites – Policy Proposal Bonhill Quarry, Bonhill</p> <p>A minor positive effect on biodiversity, flora & fauna is predicted from this proposal after the application of mitigation. However, the proposed allocation lies within an existing Local Nature Conservation Site and around 65% of the site is covered by ‘Native woodland’ as identified in the Native Woodland Survey of Scotland. As a consequence, any development is likely to result in some habitat loss and it is difficult to imagine how this proposal would result in positive impacts on biodiversity, flora & fauna. At best, a minor negative effect is likely and we recommend that assessment is revised accordingly. We have provided further comments on this site in our MIR response</p>	<p>It is proposed to de-allocate this site as a housing allocation in the Proposed Plan but keep it as white land within the settlement boundary. Therefore, no assessment will be required.</p>
	<p>No significant environmental effects predicted</p> <p>We disagree with the conclusion in the ER that there will be no significant environmental effects associated with the following sites:</p> <ul style="list-style-type: none"> • Dumbain Crescent, Haldane • Former waterworks, Carman Road, Renton • Beardmore Place, Clydebank <p>We recommend that these sites are reassessed and refer to our comments on the impacts and opportunities for these sites in our MIR response.</p>	<p>As detailed above, the Proposed Plan will be re-assessed and the comments of SNH will be re-considered at this point. However, Dumbain Crescent and Beardmore Place are no longer being allocated for housing.</p>

	<p>Mitigation</p> <p>We welcome the identification of mitigation measures for individual site allocations in Appendix B of the ER and recommend that the opportunity is taken to build mitigation into the plan itself by using these mitigation measures as the basis for clearly expressed site requirements for key allocations. We believe that this would provide greater certainty for a design-led approach from the outset. If this approach is taken forward we consider that this will make the SEA more effective in ensuring that the mitigation actions are not lost and are instead embedded in the plan. We would be happy to work with the Council to help identify key requirements for landscape and other natural heritage assets for key sites</p>	<p>It is proposed to put a Policy into the Plan that requires all developers to undertake the mitigation measures for each site before planning permission will be granted.</p>
<p>Historic Environment Scotland</p>	<p>We have considered the Main Issues and proposed allocations, concentrating on scheduled monuments and their setting, listed buildings, the setting of A listed buildings, gardens and designed landscapes and battlefields appearing in their respective Inventories, and Conservation Areas.</p> <p>Some of the proposed development sites have the potential for indirect (setting) impacts on heritage assets within our remit. However, we consider that in all these cases, robust application of national and appropriate local policies, and successful implementation of mitigation measures identified in the Environmental Report, should be able to mitigate any adverse impacts, and we do not have any specific comments to offer.</p> <p>For those sites which are carried forward to the Proposed Plan, early</p>	<p>Noted.</p> <p>Noted.</p>

	<p>engagement with Historic Environment Scotland (HES) on development proposals which raise complex or significant issues will be key to avoiding adverse impacts and optimising positive outcomes for the historic environment. In many cases, use of developer requirements, or a masterplanning / design brief approach will be the most effective way of achieving this, and HES should be involved in the development of these at an early stage.</p> <p>For those sites adjacent to the scheduled Forth and Clyde Canal and Dumbarton Castle, developers should be aware any works that would affect the scheduled monuments may require scheduled monument consent, and we would welcome early discussion on such works.</p>	<p>Noted.</p> <p>Noted.</p>
	<p>Main Issue 2: Dumbarton Town Centre and Waterfront and Additional Housing Development Site at Castle Road, DFC Stadium, Dumbarton</p> <p>The proposed Revised Strategy for Dumbarton Town Centre and Waterfront (Map 4) indicates that the area of housing development at DFC will be extended (from that shown by the existing Strategy Map 3) to the boundary of the Dumbarton Castle scheduled area. Additionally, the development boundary outlined on page 41 does not align directly with the Revised Strategy for Dumbarton Town Centre and Waterfront (Map 4, page 12), and further extends the allocation along the scheduled area boundary to the north west. We continue to be supportive of the aspirations set out by the Dumbarton Rock Charrette report, and recommend that the boundary of the proposed housing allocation and the Strategy Map is revised to reflect that set out in Map 3, in order to protect the setting of the Castle and Rock.</p>	<p>Noted. The proposed plan maps will ensure that the correct boundaries are detailed on the maps.</p>

	<p>It will be essential to ensure an appropriate framework is in place to guide the development of the DFC site, in order to ensure the protection and enhancement of the site and setting of the Castle. We have provided further detailed comments on this Issue and allocation at Annex A.</p>	<p>Noted.</p>
	<p>Part 2: Environmental Report</p> <p>The environmental report is clearly presented and accessible. We are broadly content with the findings relating to the historic environment, subject to detailed comments provided at Annex B. None of the comments contained in this letter constitute a legal interpretation of the requirements of the Environmental Assessment (Scotland) Act 2005. They are intended rather as helpful advice, as part of our commitment to capacity building in SEA.</p>	<p>Noted.</p>

	<p>Annex A – detailed comments on Main Issue 2: Dumbarton Town Centre and Waterfront and Additional Housing Development Site at Castle Road, DFC Stadium, Dumbarton</p> <p>This additional housing development site has the potential for significant effects on the site and setting of Dumbarton Castle scheduled monument (SM 90107). The monument consists of a volcanic plug of basalt on which are the remains of a) a Dark-Age fort, b) a medieval castle, and c) a Georgian garrison. The castle is of significant importance to Scotland’s national story. It is a Property in the Care of Scottish Ministers, managed on their behalf by Historic Environment Scotland and widely promoted and visited.</p> <p>The outcomes of the Dumbarton Rock Charrette (2015) emphasised the heritage of the area, both industrial and military, and a desire to use that to inform development proposals and contribute to placemaking and regeneration in the local area. It specifically highlighted opening up access to the castle along the road and waterfront, creating open areas to maintain and enhance views both to and from the castle, as well as other actions. In the Charrette Report this was expressed as a buffer zone around the base of the castle rock and on south, east and west sides of the proposed development area. The buffer zone included multiple functions (climbing, jetties, events, etc.) in order to complement and enhance the rock as a visitor attraction and asset.</p> <p>We recommend that the boundary of this allocation and Map 4 are redrawn to reflect the area set out in the existing Strategy (Map 3), in order to support the Charrette Action Plan’s commitment to an appropriate buffer to the Rock and Castle.</p> <p>Unsympathetic development of the proposed allocation area would</p>	<p>Noted.</p> <p>Noted.</p>
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	<p>not only impact upon the castle's setting but also significantly reduce the potential for development of the castle and rock as a cultural/economic asset for the area. Development here should seek to mitigate and enhance the monument's setting and strive to achieve the priorities outlined in the Charrette, in order that the area's potential to contribute the local place making and regeneration can be fully realised.</p> <p>The need to maintain and enhance the castle's setting should be taken into account at the design stage and be reflected in a strong development brief which outlines access, open areas on the castle and rock, waterfront and roadside, housing kept to a low density, and relatively low height, to avoid obtruding on the visual approaches to the monument. We recommend inclusion of HES as partner in drawing up this guidance.</p>	<p>Consideration will be given to this request.</p> <p>Noted.</p> <p>Noted.</p>
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	<p>Annex B: Detailed comments on the Environmental Report Summary of results</p> <p>The summary of results states that no negative environmental effects upon the historic environment are predicted by the assessment. However, several of the individual assessment findings for the historic environment in Appendix B predict a negative effect prior to mitigation. It is unclear therefore whether the summary is reporting post-mitigation findings. For transparency, we recommend that the summary should report the premitigation effects. Whilst it may also summarise the predicted post-mitigation effects, this should be clearly indicated, to avoid confusion.</p>	<p>Noted. The Environmental report methodology will be changed from a quantitate to qualitative assessment which will detail the original assessment and assessment after mitigation side by side for ease of understanding and clarity.</p>
	<p>Table 2 – SEA Framework</p> <p>The SEA objectives for cultural heritage have altered from those proposed in the scoping report, omitting conservation areas and gardens and designed landscapes. It is not clear therefore whether effects on these heritage asset types have been considered as part of the assessment process.</p>	<p>They have been considered as part of the assessment. However, as detailed above, the provisions of the Proposed Plan will be re-assessed against all built heritage designations where they are likely to have a significant impacts after a stage 1 assessment of significance.</p>
	<p>Table 3 –Monitoring Indicators (to be developed)</p> <p>We welcome the intention to integrate the monitoring requirements for the SEA and development plan, with the intention that the Monitoring Statement for the next local development plan will report on the significant environmental effects of the implementation of the West Dunbartonshire Local Development Plan. We note that the suggested monitoring indicator for Cultural Heritage is the number of buildings at risk. Whilst this statistic can contribute to an understanding of the</p>	<p>Noted. The suggested monitoring indicators will be considered as part of the environmental report for the proposed plan.</p>

	<p>state of the Cultural Heritage, it focuses on only one element of the historic environment, and can also be affected by factors, such as economic and social, which are outside the influence of the Local Development Plan. Indicators which focus on the baseline only (such as how many listed buildings are there in a particular area?) are not likely to be closely enough linked with the predicted effects and objectives of the plan to fully reflect its actual effects.</p> <p>In order to achieve effective monitoring, we recommend the use of indicators, linked to the SEA objective, to measure change. For example:</p> <ul style="list-style-type: none"> • SEA objective: to protect, and where appropriate, enhance or restore the historic environment. • Indicator: to monitor the number and outcome of planning applications where scheduled monuments and/or their settings are affected. • Target: planning applications consented where adverse impacts on scheduled monuments and/or their settings are predicted. <p>We suggest that there should be a range of indicators to cover the different types of heritage asset which may be affected by the Plan</p>	
	<p>Appendix A – Relevant legislation, PPS and environmental objectives</p> <p>For information, Scottish Historic Environment Policy has been replaced by Historic Environment Scotland Policy Statement (https://www.historicenvironment.scot/adviceand-support/planning-and-guidance/legislation-and-guidance/historic-environmentscotland-policy-statement). Our Place in Time, the Historic Environment</p>	<p>Noted.</p>

	<p>Strategy for Scotland (www.gov.scot/Publications/2014/03/8522) is also relevant.</p> <p>The Environmental Report does not set out any findings from assessment of the cumulative effects of the options proposed. Understanding cumulative effects can be particularly important within a development plan SEA, and we would expect that the revised ER which accompanies the Proposed Plan will include cumulative assessment of the preferred options.</p>	<p>Noted. Cumulative and synergistic impacts will be clearly detailed in the proposed plan environmental report.</p>
	<p>Appendix B – Full assessment results Main Issue 2 – Dumbarton Waterfront and Town Centre</p> <p>The preferred and alternative options propose to extend the existing (2016 Proposed Plan) boundary of housing opportunity for the DFC site up to the boundary of the scheduled area of Dumbarton Castle. We consider that the extended allocation weakens protection for the site and setting of the Rock and Castle, and therefore has the potential for negative effects which are not recognised by the findings.</p>	<p>Noted. However, the boundary reflects that of a current planning consent and therefore the boundary of the planning consent has to be reflected.</p>
	<p>Carrick Terrace/Hawthornhill Road, Dumbarton Strauss Avenue, Clydebank</p> <p>You have identified a potential negative effect on the scheduled Forth and Clyde Canal as a result of these proposed allocations, and we agree with these findings. You have identified establishment of a buffer zone as mitigation. Whilst this is likely to be an element of the mitigation strategy, we consider that successful mitigation will also require the design, scale and location of development to consider the setting of the scheduled monument (potentially through a development brief or developer requirements).</p> <p>You have taken the view that mitigation of negative effect through</p>	<p>Noted. As detailed above, all sites in the proposed plan, with the exception of those with a valid planning consent and/or under construction, will be reassessed and at that point HES's comments will be taken on board.</p>

	<p>maintenance of an appropriate setting will have a residual positive effect. We do not agree that maintenance of the existing setting constitutes an enhancement, and consider that unless site - specific enhancement measures form part of the mitigation strategy, the residual effect is more likely to be neutral.</p>	
	<p>Beardmore Place, Clydebank</p> <p>This site is adjacent to the scheduled Forth and Clyde Canal. The findings do not indicate that this was taken into account as part of the assessment. We would have expected the pre-mitigation score to be minor negative.</p>	<p>Noted. This site is no longer considered for allocation within the plan.</p>
	<p>Castle Road, Dumbarton</p> <p>The assessment for this site should also take cognisance of the extent of the scheduled area at Dumbarton Castle, which is adjacent to the proposed allocation. We consider that development within this allocation boundary has the potential for major negative effects without the implementation of effective mitigation measures. We note that no specific mitigation measures have been identified and recommend that this should be addressed. Our advice in Part 1 and Annex A of this letter provides comments on the potential impacts and options for mitigation.</p> <p>You have taken the view that mitigation of negative effect through maintenance of an appropriate setting will have a residual positive effect. We do not agree that avoidance of a negative effect constitutes an enhancement, and in the absence of specific mitigation measures, it is unclear how positive effects will be achieved.</p>	<p>Noted. As detailed above, all sites in the proposed plan, with the exception of those with a valid planning consent and/or under construction, will be reassessed and at that point HES's comments will be taken on board.</p> <p>The proposed plan environmental report will detail the original assessment and assessment after mitigation alongside each other so that the assessment results after mitigation are clearly justified.</p>

APPENDIX D: SITES NOT SUBJECT TO AN ENVIRONMENTAL ASSESSMENT

Site Ref	Site Address	Reason
Private Housing Development Opportunities		
H2(6)	Bowling Basin, Bowling	No SEA assessment was undertaken due to the site being granted planning permission
H2(14)	Thor Ceramics, Clydebank	No SEA assessment was undertaken due to the site being granted planning permission
H2(15)	East Barns Street, Clydebank	No SEA assessment was undertaken due to the site being granted planning permission
H2(16)	Castle Street, Dumbarton	No SEA assessment was undertaken due to the site being granted planning permission
H2(20)	Keil School Phase 2, Dumbarton	No SEA assessment was undertaken due to the site being granted planning permission
H2(26)	Milldam Road, Faifley	No SEA assessment was undertaken due to the site being granted planning permission
H2(27)	Cochno Waterworks, Hardgate	No SEA assessment was undertaken due to the site being granted planning permission
H2(28)	Hardgate Hall, Hardgate	No SEA assessment was undertaken due to the site being granted planning permission
H2(31)	Hillview, Milton	No SEA assessment was undertaken due to the site being granted planning permission
Social Rented Housing Opportunities		
H2(49)	Queens Quay, Clydebank	No SEA assessment was undertaken due to the site being granted planning permission
H2(52)	Auld Street, Dalmuir	No SEA assessment was undertaken due to the site being granted planning permission
H2(57)	Carrick terrace, Dumbarton	No SEA assessment was undertaken due to the site being granted planning permission

H2(58)	Castle Street, Dumbarton	No SEA assessment was undertaken due to the site being granted planning permission
H2(60)	Westcliff/Talisman Avenue, Dumbarton	No SEA assessment was undertaken due to the site being granted planning permission
Particular Needs Housing Sites		
H3(2)	Queens Quay, Clydebank	No SEA assessment was undertaken due to the site being granted planning permission
H3(4)	Cochno Waterworks, Hardgate	No SEA assessment was undertaken due to the site being granted planning permission
Business and Industrial Sites		
E1(4)	Vale of Leven Industrial Estate	No SEA assessment undertaken as part of the site granted consent as an access road per Chivas recent consent for a Bottling Hall.
E1(5)	Lomondgate	No SEA assessment was undertaken due site being granted planning permission in principle and assessed as Part of Delivering Our Places, Lomondgate.
E1(9)	Rothesay Dock, Clydebank	No SEA assessment was undertaken due part of the site being granted planning permission.
E1(18)	Queen Quay, Clydebank	No SEA assessment was undertaken due to the site being granted planning permission
Waste Management Sites		
INF7(1)	Auchencarroch Landfill Site, nr Jamestown	No SEA assessment was undertaken due to the site being granted planning permission
INF7(2)	Rigangower Landfill Site, by Milton	No SEA assessment was undertaken due to the site being granted planning permission
INF7(3)	Rothesay Dock, Clydebank	No SEA assessment was undertaken due part of the site being granted planning permission.

Minerals Sites		
MIN(1)	Dumbuckhill Quarry, Dumbarton	No SEA assessment was undertaken due to the site being granted planning permission
MIN(2)	Sheephill Quarry, Milton	No SEA assessment was undertaken due to the site being granted planning permission

APPENDIX E: FULL STAGE 1 POLICY AND PROPOSAL ASSESSMENT RESULTS

Spatial Strategy: Delivering Our Places – Queens Quay Policy 1: Land to the West of Garth Street		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy could have an environmental impact on climate and, as its adjacent to the inner clyde SPA may have an impact on biodiversity, flora and fauna. There is however unlikely to be an impact on landscape	Yes, there are likely to be significant impacts on climate and biodiversity, flora and fauna
Natural Resources	The policy could have an environmental impacts on air and water but is unlikely to have an impact on soil and water contamination as this part of Queens Quay has already been remediated as part of a previous consent.	Yes, there are likely to be significant impacts on air and water.
Historic Environment	There are unlikely to be any impacts on the historic environment.	N/A
Social Environment	There is likely to be an impact on health as a result of this development but unlikely to be any impacts on the other receptors.	No. Although the provision of public transport has not been provided yet and is the result of operational requirements for bus operators, there is unlikely to be significant impacts on health as the public transport infrastructure for the site has already been provided.

Spatial Strategy: Delivering Our Places – Queens Quay Policy 2: Cable Depot Road		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant

		cumulative or synergistic impact (yes/no) why?
Natural Features	The policy could have an environmental impact on climate and, as its adjacent to the inner clyde SPA may have an impact on biodiversity, flora and fauna. There is however unlikely to be an impact on landscape	Yes, there are likely to be significant impacts on climate and biodiversity, flora and fauna
Natural Resources	This policy is likely to have an environmental impact on all receptors	Yes, there are likely to be significant impacts on air, water and soils.
Historic Environment	The site is located within a WoSAS Trigger Location and is therefore likely to have environmental impacts on this receptor.	Yes. There may be environmental impacts on archaeology.
Social Environment	There is likely to be an impact on health as a result of this development but unlikely to be any impacts on the other receptors.	Yes. There is likely to be significant impacts on health.

Spatial Strategy: Delivering Our Places – Esso Bowling City Deal Site Policy 1: Development Uses		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy could have an environmental impact on climate and, as its adjacent to the inner clyde SPA may have an impact on biodiversity, flora and fauna. There is however unlikely to be an impact on landscape	Yes, there are likely to be significant impacts on climate and biodiversity, flora and fauna
Natural Resources	This policy is likely to have an environmental impact on all receptors	Yes, there are likely to be significant impacts on air, water and soils.
Historic Environment	There are likely to be any impacts on the historic environment in terms of the listed buildings and archaeology within the site	Yes. There is likely to be significant impacts on listed buildings.
Social Environment	There is likely to be an impact on health and material assets as a result of this development but unlikely to be any impacts on population.	Yes. There are likely to be significant impacts on health and material assets.

Spatial Strategy: Delivering Our Places – Esso Bowling City Deal Site Policy 2: Roads, Walking, Cycling and Public Transport		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy could have an environmental impact on climate and, as its adjacent to the inner clyde SPA may have an impact on biodiversity, flora and fauna. There is however unlikely to be an	Yes, there are likely to be significant impacts on climate and biodiversity, flora and fauna

	impact on landscape	
Natural Resources	This policy is likely to have an environmental impact on all of these receptors	Yes, there are likely to be significant impacts on air, water and soils.
Historic Environment	As the roads and the paths are proposed to be constructed away from the listed structures, there is unlikely to be any impact on the historic environment with the exception of archaeology.	Yes. There could be an impact on archaeology within the area as part of the site goes through a WoSAS trigger location.
Social Environment	There is likely to be an impact on health and material assets as a result of the road but unlikely to be any impacts on population.	Yes. There are likely to be significant impacts on health and material assets.

Spatial Strategy: Delivering Our Places – Esso Bowling City Deal Site Policy 3: Green Network and Green Infrastructure		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy could have an environmental impact on climate and, as its adjacent to the inner clyde SPA may have an impact on biodiversity, flora and fauna. There is however unlikely to be an impact on landscape.	Yes, there are likely to be significant impacts on climate and biodiversity, flora and fauna
Natural Resources	This policy is unlikely to have an environmental impact on these receptors	N/A
Historic Environment	The site is located within a WoSAS Trigger Location and is therefore likely to have environmental impacts on this receptor.	Yes. There may be environmental impacts on archaeology.
Social Environment	There is likely to be an impact on health and material assets as a result of the policy but unlikely to be any impacts on population.	Yes. There are likely to be significant impacts on health and material assets.

Spatial Strategy: Delivering Our Places – Scott’s Yard Policy 1: Approved Types of Development and Other Requirements		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don’t Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy could have an environmental impact on climate and, as its adjacent to the inner clyde SPA may have an impact on biodiversity, flora and fauna. There is however unlikely to be an impact on landscape	Yes, there are likely to be significant impacts on climate and biodiversity, flora and fauna
Natural Resources	This policy is likely to have an environmental impact on all receptors	Yes, there are likely to be significant impacts on air, water and soils.
Historic Environment	There are likely to be any impacts on the historic environment in terms of the listed buildings within the site	Yes. There is likely to be significant impacts on listed buildings.
Social Environment	There is likely to be an impact on health and material assets as a result of this development but unlikely to be any impacts on population.	Yes. There are likely to be significant impacts on health and material assets.

Spatial Strategy: Delivering Our Places – Carless Policy 1: Business and Industrial Development		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don’t Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy could have an environmental impact on climate and, as its adjacent to the inner clyde SPA may have an impact on biodiversity, flora and fauna. There is however unlikely to be an	Yes, there are likely to be significant impacts on climate and biodiversity, flora and fauna

	impact on landscape	
Natural Resources	This policy is likely to have an environmental impact on all receptors	Yes, there are likely to be significant impacts on air, water and soils.
Historic Environment	The site is located adjacent within a WoSAS Trigger Location and is therefore likely to have environmental impacts on this receptor.	Yes. There may be environmental impacts on archaeology.
Social Environment	There is likely to be an impact on health as a result of this development but unlikely to be any impacts on the other receptors.	Yes. There is likely to be significant impacts on health.

Spatial Strategy: Delivering Our Places – Carless Policy 2: Mixed Use Development		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy could have an environmental impact on climate and, as its adjacent to the inner clyde SPA may have an impact on biodiversity, flora and fauna. There is however unlikely to be an impact on landscape	Yes, there are likely to be significant impacts on climate and biodiversity, flora and fauna
Natural Resources	This policy is likely to have an environmental impact on all receptors	Yes, there are likely to be significant impacts on air, water and soils.
Historic Environment	There are unlikely to be any impacts on the historic environment.	N/A
Social Environment	There is likely to be an impact on health as a result of this development but unlikely to be any impacts on the other receptors.	Yes. There is likely to be significant impacts on health.

Spatial Strategy: Delivering Our Places – Carless Policy 3: Residential Development		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy could have an environmental impact on climate and could have an impact on biodiversity, flora and fauna. There is however unlikely to be an impact on landscape	Yes, there are likely to be significant impacts on climate and biodiversity, flora and fauna, which has been scoped in under the precautionary principle in relation to the Inner Clyde SPA.
Natural Resources	This policy is likely to have an environmental impact on air but unlikely to be environmental impacts on soils and water.	Yes, there are likely to be significant impacts on air.
Historic Environment	There could be environmental impacts in terms of the Forth and Clyde Canal Scheduled Monument. The site is adjacent to a WoSAS Trigger Location and is therefore likely to have environmental impacts on this receptor.	Yes. There are likely to be significant impacts on the Forth and Clyde Canal scheduled monument and archaeology.
Social Environment	There is likely to be an impact on health and material assets as a result of this development but unlikely to be any impacts on the other receptor.	Yes. There is likely to be significant impacts on health on material assets

Spatial Strategy: Delivering Our Places – Carless Policy 4: Green Network and Green Infrastructure		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy could have an environmental impact on climate and, as its adjacent to the inner clyde SPA may have an impact on biodiversity, flora	Yes, there are likely to be significant impacts on climate and biodiversity, flora and fauna

	and fauna. There is however unlikely to be an impact on landscape.	
Natural Resources	This policy is likely to have an environmental impact on all receptors	Yes, there are likely to be significant impacts on air, water and soils.
Historic Environment	Depending on the location of the paths for walking and cycling and other green infrastructure there could be impacts on the forth and clyde canal but there is unlikely to be any impacts as a result of public transport as the site is within walking distance of a public transport stop. Parts of the site are adjacent to or within a WoSAS trigger location.	No. there is unlikely to be significant impacts on the forth and clyde canal or archaeology arising from improvements to green infrastructure as the canal is set within an attractive green area. Any unforeseen impacts will be mitigated against by other policies within the plan.
Social Environment	There is likely to be an impact on health and material assets as a result of the policy but unlikely to be any impacts on population.	Yes. There are likely to be significant impacts on health and material assets.

Spatial Strategy: Delivering Our Places – Dumbarton Policy 1: High Street and Retail Development		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is about the use classes allowed in the town centre and improvements to shop fronts. It is unlikely to have environmental impacts on natural features.	N/A
Natural Resources	The policy is about the use classes allowed in the town centre and improvements to shop fronts. It is unlikely to have environmental impacts on these receptors.	N/A
Historic Environment	Shopfront improvements could have an environmental impact on listed buildings within	No. other policies in the plan will mitigate against any significant impacts on the listed

	the town centre area	building. Although shopfront improvements could improve the appearance of the shop it will not lead to any upper floor improvements to the façade so there is unlikely to be significant positive impacts from this policy.
Social Environment	The policy is about the use classes allowed in the town centre and improvements to shop fronts. It is unlikely to have environmental impacts on these receptors.	N/A

Spatial Strategy: Delivering Our Places – Dumbarton Policy 2: St James Retail Park/Morrisons Commercial Centre

Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is about the use classes allowed in the town centre and improvements to shop fronts. It is unlikely to have environmental impacts on natural features.	N/A
Natural Resources	The policy is about the use classes allowed in the town centre and improvements to shop fronts. It is unlikely to have environmental impacts on these receptors.	N/A
Historic Environment	The policy is about the use classes allowed in the town centre and improvements to shop fronts. It is unlikely to have environmental impacts on these receptors.	N/A
Social Environment	The policy is about the use classes allowed in the town centre and improvements to shop fronts. It is unlikely to have environmental	N/A

	impacts on these receptors.	
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Spatial Strategy: Delivering Our Places – Dumbarton Policy 3: Quayside and Riverside Lane		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy itself is unlikely to have environmental impacts as its is only supporting certain types of development in this location. It would also be impossible to determine what environmental impacts there would be from the proposals as there is no detail.	N/A
Natural Resources	As above.	N/A
Historic Environment	As above.	N/A
Social Environment	As above.	N/A

Spatial Strategy: Delivering Our Places – Dumbarton Policy 4: Castle Street		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Although the policy itself could have environmental impacts, the sites supported within this area already have planning consent. The Policy has been retained in case any alternative proposals come forward should any or part of the existing consents not be implemented. Therefore, this policy has not	N/A

	been accessed at this point and will be re assessed in future plans should the situation change.	
Natural Resources	As above.	N/A
Historic Environment	As above.	N/A
Social Environment	As above.	N/A

Spatial Strategy: Delivering Our Places – Dumbarton Policy 5: Sandpoint Marina		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is supporting the development of this site and includes mitigation from the assessment of the site under Policy H2(24). Please refer to that site assessment for more information.	N/A
Natural Resources	As above.	N/A
Historic Environment	As above.	N/A
Social Environment	As above.	N/A

Spatial Strategy: Delivering Our Places – Dumbarton Town Centre Proposal 1: Dumbarton Football Club		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The proposal is unlikely to have environmental impacts on natural features as the extent and nature of any enhancement proposals is unknown and cannot be environmental assessed. Other policies within the plan will mitigate proposals coming forward. Should the football club move and the site is allocated for housing within the lifetime of this plan, then the proposals within the plan will ensure that environmental impacts are mitigated.	N/A
Natural Resources	As above	N/A
Historic Environment	As above	N/A
Social Environment	As above	N/A

Spatial Strategy: Delivering Our Places – Dumbarton Policy 6: Dumbarton Waterfront Path: Development Contributions		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is purely procedural in nature and will not have any environmental impacts on its own. Planning consent for the waterfront path has already been granted.	N/A

Natural Resources	As above	N/A
Historic Environment	As above	N/A
Social Environment	As above	N/A

Spatial Strategy: Delivering Our Places – Dumbarton Policy 7: Dumbarton Castle		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The proposals may have environmental impacts on climate dependent on the location of the proposals. However, as this is unknown at this moment it is not prudent or possible to define what the environmental impacts are. Other policies of the plan are likely to mitigate against any unforeseen adverse impacts	N/A
Natural Resources	As above	N/A
Historic Environment	The proposal is likely to have positive environmental impacts on the protection of the Castle, which is listed, and its setting. However, as there are no defined proposals or location for the proposals it is not prudent or possible to define what the environmental impacts are. Other policies of the plan are likely to mitigate against any unforeseen adverse impacts.	N/A
Social Environment	As above	N/A

Spatial Strategy: Delivering Our Places – Dumbarton Proposal 2: Dumbarton Town Centre Conservation Area		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The proposal is unlikely to have environmental impacts as it is purely procedural.	N/A
Natural Resources	As above	N/A
Historic Environment	As above	N/A
Social Environment	As above	N/A

Spatial Strategy: Delivering Our Places – Clydebank Policy 1: Clydebank Town Centre and the Forth Clyde Canal		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy may have environmental impacts on climate dependent on the location of the proposals. It is unlikely to have environmental impacts on the other receptors.	Yes. Encouraging uses that may attract more people into an area could have a significant impact on climate.
Natural Resources	The policy could have environmental impacts on air and water as it is encouraging development uses which may attract more people to travel by car and also as it is adjacent to a watercourse.	Yes. Encouraging activities which attract more people into the town centre and which are close to a watercourse may have significant impacts on these receptors.
Historic Environment	The policy could have an environmental impact on Forth and Clyde Canal Scheduled Monument as it is proposing uses in close proximity to the scheduled monument. There are unlikely to be any environmental impacts on the other	Yes. There could be significant impacts on the Scheduled Monument.

	receptors.	
Social Environment	The policy could have environmental impacts on health and material assets but is unlikely to have an impact on population.	Yes. Encouraging uses that may attract more people into an area could have a significant impact on health as could increasing the recreational use of the area and along the Canal. By providing more activities within the town centre there may be significant impacts on material assets.

Spatial Strategy: Delivering Our Places – Clydebank Policy 2: Kilbowie Retail Park and Clyde Retail Park		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The Policy is sets the policy context for development within the existing retail park. There are unlikely to be environmental impacts as a result of this policy and any unforeseen impacts will be mitigated against by other policies within the plan	N/A
Natural Resources	As above	N/A
Historic Environment	As above	N/A
Social Environment	As above	N/A

Spatial Strategy: Delivering Our Places – Clydebank Policy 3: Rosebery Place and Playdrome Redevelopment Opportunity Sites

Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Both sites are likely to have environmental impacts on climate but are unlikely to have impacts on the other receptors.	Yes. The development of these sites may have significant impacts on climate.
Natural Resources	Both sites are likely to have environmental impacts on all of the receptors due to the proposed uses.	Yes. The development of this sites could have significant impacts on all of the receptors.
Historic Environment	Both sites may have an environmental impact on the Forth and Clyde Canal Scheduled Monument due to their proximity to the Canal. Rosebery Place is also within a WoSAS Trigger Location.	Yes. As the sites are in close proximity to the Canal there could be significant impacts on the Scheduled Monument and also on archeology.
Social Environment	Both sites are likely to have an impact on all of the receptors in terms of their proposed uses.	Yes. Development of the sites could have a significant impact on health and material assets, but is unlikely to significantly add to the population within Clydebank on their own.

Spatial Strategy: Delivering Our Places – Clydebank Proposal 1: Co-operative Building		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The proposal is unlikely to have environmental impacts as it is purely procedural.	N/A
Natural Resources	As above	N/A
Historic	Although there are likely to positive	N/A

Environment	environmental impacts from the proposal in terms of its support for the reuse and restoration of the building, it is not possible to actually predict what the environmental impacts are likely to be without knowing what development proposal or proposals are for the building. Any unforeseen impacts are mitigated by Policy BE 2 of this plan.	
Social Environment	As above	N/A

Spatial Strategy: Delivering Our Places – Alexandria Town Centre Policy Statement		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy itself is unlikely to have environmental impacts as it is supporting a range of uses within the Town Centre, some of which already have consent. However, the actual developments within this policy framework may have environmental impacts. Other policies within the plan will be able to mitigate against any adverse environmental impacts whilst seeking positive enhancements where appropriate; therefore an assessment under Stage 2 is not considered to be necessary.	N/A
Natural Resources	As above	N/A
Historic Environment	As above	N/A
Social Environment	As above	N/A

Spatial Strategy: Delivering Our Places – Bowling Basin Policy 1		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site has the benefit of planning permission in principal, therefore an environmental assessment has not been undertaken as the policy is implementing that permission and the masterplan.	N/A
Natural Resources	As above	N/A
Historic Environment	As above	N/A
Social Environment	As above	N/A

Spatial Strategy: Delivering Our Places – Bowling Basin Proposal 1: Harbour Path		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The proposal is unlikely to have environmental impacts as it is purely procedural.	N/A
Natural Resources	As above	N/A
Historic Environment	As above	N/A
Social Environment	As above	N/A

Spatial Strategy: Delivering Our Places – Lomondgate Policy 1: Lomondgate Business Park		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	This site has planning permission in principle consent for business and commercial uses and an environmental assessment has not been undertaken.	N/A
Natural Resources	As above	N/A
Historic Environment	As above	N/A
Social Environment	As above	N/A

Spatial Strategy: Delivering Our Places –Lomondgate Policy 2: Roadside Services Area		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	This site has planning permission in principle consent for roadside service uses and an environmental assessment has not been undertaken.	N/A
Natural Resources	As above	N/A
Historic Environment	As above	N/A
Social Environment	As above	N/A

Spatial Strategy: Delivering Our Places – Vale of Leven Industrial Estate Policy 1: Business and Industrial Development		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	In terms of assessment of the individual business and industrial estates within the site please refer to the site assessments within this report. The protection of green infrastructure within the policy is likely to have environmental impacts on all of the receptors.	Yes. There could be significant impacts on all of the receptors.
Natural Resources	There is unlikely to be environmental impacts on these receptors in terms of protection of the green network within the estate. In terms of assessment of the individual business and industrial estates within the site please refer to the site assessments within this report.	N/A
Historic Environment	The protection of the green network is unlikely to have significant impacts on Strathleven House. Nevertheless, the policy on Strathleven House and other policies in the plan would mitigate against any unforeseen environmental impacts. In terms of assessment of the individual business and industrial estates within the site please refer to the site assessments within this report. However, parts of the site are within Wosas Trigger Locations.	Yes. There may be environmental impacts on archaeology.
Social Environment	The protection of green network is likely to have	Yes. There could be significant impacts on

	environmental impacts on health and material assets	health and material assets.
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Spatial Strategy: Delivering Our Places – Vale of Leven Industrial Estate Policy 2: Notification Zone		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is purely procedural and, on its own, is unlikely to have any environmental impacts	N/A
Natural Resources	As above	N/A
Historic Environment	As above	N/A
Social Environment	As above	N/A

Spatial Strategy: Delivering Our Places – Vale of Leven Industrial Estate Policy 3: Strathleven House		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is unlikely to have environmental impacts on this receptors	N/A
Natural Resources	As above	N/A
Historic Environment	The policy is likely to have impacts the property which is a Category A Listed Building. It is also within a WoSAS trigger location	Yes. There could be significant impacts on the listed building and archaeology dependent on the proposals
Social Environment	The policy is unlikely to have environmental impacts on this receptors	N/A

Spatial Strategy: Delivering Our Places – Vale of Leven Industrial Estate Policy 4: Green Infrastructure

Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Improvement or enhancements to green infrastructure within the policy is likely to have environmental impacts on all of the receptors.	Yes. There could be significant impacts on all of the receptors.
Natural Resources	There is unlikely to be environmental impacts on these receptors in terms Improvement or enhancements to green infrastructure within the estate.	N/A
Historic Environment	Improvement or enhancements to green infrastructure is unlikely to have significant impacts on Strathleven House. Nevertheless, the policy on Strathleven House and other policies in the plan would mitigate against any unforeseen environmental impacts.	N/A
Social Environment	Improvement or enhancements to green infrastructure is likely to have environmental impacts on health and material assets	Yes. There could be significant impacts on health and material assets.

Spatial Strategy: Delivering Our Places – Vale of Leven Industrial Estate Proposal 1: Trees		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The proposal is unlikely to have environmental impacts as it is purely procedural.	N/A
Natural Resources	As above	N/A
Historic	As above	N/A

Environment		
Social Environment	As above	N/A

Spatial Strategy: Our Key Assets: Policy GB1 - Greenbelt		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The Policy seeks to protect the Greenbelt from development by directing development to the urban area of West Dunbartonshire which is likely to have positive environmental impacts on all the receptors.	Unknown. It depends on the location for the types of development which are outwith the urban area. This Policy and other policies of the Local Plan will ensure that no significant adverse impacts are experienced and these policies will also be environmentally assessed.
Natural Resources	As above.	As natural features.
Historic Environment	As above	No. It is difficult to determine if there will be significant impacts on the Historic Environment as it depends on the location for the types of development which are outwith the urban area and whether it is located near to or within a part of the Historic Environment. This Policy and other policies of the Local Plan will ensure that no significant adverse impacts are experienced and these policies will also be environmentally assessed.
Social Environment	As above.	As natural features.

Spatial Strategy: Our Key Assets: Policy WD1: Waterfront Development		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy could have an impact on all of these receptors.	Yes. There are likely to be significant environmental impacts on these receptors.
Natural Resources	The policy is likely to have an environmental impact on water, but is unlikely to have an environmental impact on the other receptors.	Yes. There are likely to be significant environmental impacts on water.
Historic Environment	The Policy is likely to have an impact on the Forth and Clyde Canal Scheduled Monument as it is the only part of the historic environment that is a watercourse.	Yes. There are likely to be significant environmental impacts on this receptor.
Social Environment	The policy is likely to have an impact on health.	Yes. There are likely to be significant environmental impacts on health.

Spatial Strategy: Our Key Assets: Policy KH1: Kilpatrick Hills		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The Policy is likely to have environmental impacts on all of these receptors as it is aimed at the protection of the Kilpatrick Hills	Yes. There are likely to be significant environmental impacts on these receptors.
Natural Resources	As above	Unknown. It depends on the location for the types of development which are outwith the urban area. This Policy and other policies of the Local Plan will ensure that no significant

		adverse impacts are experienced and these policies will also be environmentally assessed.
Historic Environment	As above	No. It is difficult to determine if there will be significant impacts on the Historic Environment as it depends on the location for the types of development which are outwith the urban area and whether it is located near to or within a part of the Historic Environment. This Policy and other policies of the Local Plan will ensure that no significant adverse impacts are experienced and these policies will also be environmentally assessed.
Social Environment	The protection of the Kilpatrick Hills is likely to have environmental impacts on Health and Material Assets as it seeks to maintain the Hills as an accessible recreational resource.	Yes. There are likely to be significant environmental impacts on these receptors.

Spatial Strategy: Our Key Assets: Strategic Green Network Projects		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The projects are likely to have environmental impacts; however it is not prudent to undertake an assessment of these projects with the LDP Environmental Report as the detail of these policies will be included within the Green Infrastructure Strategy and will be assessed within the Environmental Report for that SG as that is the correct level to undertake the	N/A

	assessment.	
Natural Resources	As above.	N/A
Historic Environment	As above.	N/A
Social Environment	As above.	N/A

Spatial Strategy: Our Key Assets: Policy AW1: Antonine Wall

Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The Policy is unlikely to have an impact on these receptors.	N/A
Natural Resources	The Policy is unlikely to have an impact on these receptors.	N/A
Historic Environment	The Policy is likely to have an impact on the Antonine Wall World Heritage Site and Scheduled Monument.	Yes. There are likely to be significant environmental impacts on this receptor.
Social Environment	The Policy is unlikely to have an impact on these receptors.	N/A

Spatial Strategy: Our Key Assets: Policy FCC1: Forth and Clyde Canal

Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The Policy is unlikely to have an impact on these receptors.	N/A

Natural Resources	The Policy is unlikely to have an impact on these receptors.	N/A
Historic Environment	The Policy is likely to have an impact on the Forth and Clyde Canal Scheduled Monument as it is the only part of the historic environment that is a watercourse.	Yes. There are likely to be significant environmental impacts on this receptor.
Social Environment	The Policy is unlikely to have an impact on these receptors.	N/A

Spatial Strategy: Policy Framework: Locality Place Planning - Requirements for Adoption as Supplementary Guidance		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Depending on the contents of the locality place plan there may be environmental impacts on natural features as a result of this policy. However this is dependent on the contents of the plan,	No. it is unlikely that the policy will have any significant impact. The framework for adoption as part of this plan will ensure conformity with the provisions of plan, which have been subject to an environmental assessment; therefore this framework itself does not need an environmental assessment.
Natural Resources	As above.	As above.
Historic Environment	As above.	As above.
Social Environment	As above.	As above.

Spatial Strategy: Policy LPP 1: Development Proposals within a Locality Place Planning Area		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	No. The policy is setting a procedure which on its own is unlikely to have any environmental impacts on natural features.	No.
Natural Resources	As above.	As above.
Historic Environment	As above.	As above.
Social Environment	As above.	As above.

Spatial Strategy: Creating Places Policy CP 1		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The aim of this policy to increase design quality throughout West Dunbartonshire as well as creating places. This policy on its own is unlikely to have any environmental impacts, with the exception of the criteria on Green Infrastructure, which is assessed under Policy CP 2. Should unforeseen impacts occur as a result of this policy then there the policies of LDP 2 will mitigate against these.	N/A
Natural Resources	As above	N/A
Historic	As above	N/A

Environment		
Social Environment	As above	N/A

Spatial Strategy: Creating Places Policy CP 2: Green Infrastructure		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is likely to have environmental impacts on all of these receptors as it is aimed at a green infrastructure first approach.	Yes. These impacts could be significant.
Natural Resources	No. there are unlikely to be any environmental impacts on these receptors as a result of this policy	N/A
Historic Environment	As above	N/A
Social Environment	As the policy is aiming to increase green infrastructure etc it is likely to have environmental impacts on health and material assets.	Yes. These impacts could be significant.

Spatial Strategy: Policy CP 3: Masterplanning and Development Briefs		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The aim of this policy is purely procedural and on its own is unlikely to have any environmental impacts. Should unforeseen impacts occur as a result of this policy then there the policies of	N/A

	LDP 2 will mitigate against these.	
Natural Resources	As above	N/A
Historic Environment	As above	N/A
Social Environment	As above	N/A

Spatial Strategy: Policy CP 4: Place and Design Panel		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The aim of this policy is purely procedural and on its own is unlikely to have any environmental impacts. Should unforeseen impacts occur as a result of this policy then there the policies of LDP 2 will mitigate against these.	N/A
Natural Resources	As above	N/A
Historic Environment	As above	N/A
Social Environment	As above	N/A

Policy H1: Housing Land Supply		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Yes, the policy, if there is a shortfall within the effective land supply, will support housing proposals where they meet with the criteria.	Yes. Housing developments on unallocated sites could have significant impacts on natural features

	Depending on the location of these unallocated sites there may be environmental impacts on natural features.	
Natural Resources	As above	As above
Historic Environment	As above	As above
Social Environment	As above with the exception of population, as new developments may boost the population of an area	As above with the exception of population, as new developments may boost the population of an area it is unlikely that this will be significant.

Policy H2: Housing sites		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy directs new housing developments to identified housing sites within the local plan or appropriate sites within the settlement boundaries. Depending on the location of the identified housing sites there may be environmental impacts on natural features.	Yes. New housing developments on identified sites could have significant impacts on natural features; however these will be assessed as part of the sites assessments in the LDP; therefore this policy is only implementing the allocated sites and does not need to proceed to a stage 2 assessment.
Natural Resources	As above	As above
Historic Environment	As above	As above
Social Environment	As above	As above

Policy H3 Homes for Particular needs		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy directs Homes for Particular Needs to identified housing sites to identified housing sites within the local plan or appropriate sites within the settlement boundaries. Depending on the location of the identified housing sites there may be environmental impacts on natural features.	Yes. Homes for Particular Needs developments on identified sites could have significant impacts on natural features; however these will be assessed as part of the sites assessments in the LDP; therefore this policy is only implementing the allocated sites and does not need to proceed to a stage 2 assessment.
Natural Resources	As above	As above
Historic Environment	As above	As above
Social Environment	As above	As above

Policy H4: Residential Amenity		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is likely to have environmental impacts as it is associated with protecting existing residential amenities.	No. Although there are likely to be positive environmental impacts associated with the policy there are not likely to be significant impacts.
Natural Resources	As above	As above
Historic Environment	As above	As above

Social Environment	As above	As above
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Policy E1: Economic Growth		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy sets out the requirements for general business and industrial developments. There are likely to be environmental impacts as a result of the policy as the policy directs proposals towards business and industrial sites identified within Schedule x and the proposals maps	No. Development on these sites could have significant impacts; however, these sites have already been subject to an SEA (where a planning consent is not in force) and therefore, there is no need to repeat this exercise for the types of development that could ultimately be built on these sites. Refer to site assessments in the Environmental Report.
Natural Resources	As above.	As above.
Historic Environment	As above.	As above.
Social Environment	As above.	As above.

Policy E2: Alternative Use of Business and Industrial Land		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The implementation of the policy could have environmental impacts dependent on the location and what the alternative use of the land would be.	Don't know. Unless the location and the alternative use of the land are known, it is not possible to predict if there would be significant environmental impacts. The policy itself will mitigate against detrimental impacts and any

		proposal will also be assessed other applicable policies of the Plan. These would mean where significant impacts occur, dependent on the location and alternative use, the other policies should mitigate against potential impacts. In conclusion, a stage 2 assessment would not produce a robust and defensible assessment of this policy due to the unknown variables.
Natural Resources	As above.	As above.
Historic Environment	As above.	As above.
Social Environment	As above.	As above.

Policy E3: Golden Jubilee National Hospital		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The implementation of the policy could have environmental impacts on the Inner Clyde SPA; the site is at risk of flooding from the River Clyde and is also not on a public transport route.	Yes. There could be significant environmental impacts on the SPA and Climate – due to flooding and the increase in the use of the car.
Natural Resources	The policy is likely to have environmental impacts on all of the receptors.	Yes. The policy is likely to have significant environmental effects on air, water and soils i.e. not being on a public transport route is likely to increase the usage of cars thus increases in air pollution could occur; the policy could also lead to development which could remediate contaminated land
Historic Environment	No. There are no historic environment resources in the vicinity of the site.	No.

Social Environment	The policy is likely to have environmental impacts on Health and Material Assets	Yes. The policy is likely to have significant environmental effects on air, water and soils i.e. not being on a public transport route is likely to increase the usage of cars thus increases in air pollution could occur. The policy could also have an impact on open space should the area of safeguarded open space be developed upon.
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Economy	Policy E4: Council Depot, Stanford Street, Clydebank	
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Development of the site is unlikely to have environmental impacts on these receptors as there are no environmental constraints within the site.	N/A
Natural Resources	The previous and current uses of the site indicate that there is the potential for contamination but there is unlikely to be environmental impacts on air as the site is within walking distance of public transport.	Yes. These impacts are likely to be significant.
Historic Environment	There will be no impacts on the historic environment.	n/a
Social Environment	There are likely to be environmental impacts on health due to the potential for contamination but there are unlikely to be impacts on the other receptors.	Yes. These impacts may be significant.

Policy E5: Roadside Services		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	No. As the roadside services at Milton is well established there are unlikely to be any further environmental impacts on the receptors even if the service area were to expand into the adjacent field. In terms of Lomondgate Roadside Service Area, any environmental impacts will be assessed as part of the Spatial Strategy – Delivering our Places in this regard.	No. there are unlikely to be significant environmental impacts for the reasons give already.
Natural Resources	As above.	As above.
Historic Environment	As above.	As above.
Social Environment	As above.	As above.

Policy E6: Tourism Development		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Yes. The policy encourages the improvement of existing tourist facilities and the development of new tourism facilities. It is likely that there will be environmental impacts on natural features.	Yes. Depending on the location and the type of tourist development or improvement, there could be significant impacts on natural features.
Natural Resources	As above.	As above.
Historic Environment	As above.	As above.

Social Environment	As above.	As above.
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Policy E7: Glasgow Airport and Aircraft Noise		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	No. The Policy relates to development that would adversely impact on the operations of Glasgow Airport or would be adversely affected by aircraft noise. There are unlikely to be environmental impacts as a result of the implementation of this policy.	No. There are unlikely to be significant environmental impacts for the reasons give already.
Natural Resources	As above.	As above.
Historic Environment	As above.	As above.
Social Environment	As above.	As above.

Policy SC1: Sequential Approach		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is sets the criteria for the assessment of retail, commercial and leisure proposals. It is unlikely that there will be any environmental impacts on landscape and biodiversity, flora and fauna as other policies of the plan would mitigate against this.	No. The policy sets the framework for the consideration of retail, retail, commercial and leisure proposals and it is unlikely that there will be significant impacts from the framework itself. Other policies in the plan would mitigate against any significant adverse impacts.

Natural Resources	There are unlikely to be environmental impacts on soils or water but there may be environmental impacts on air.	As above.
Historic Environment	Depending on the location of the development there could be environmental impacts on listed buildings, conservation areas and archaeological sites. It is unlikely that there will be impacts on gardens and designed landscapes.	As above.
Social Environment	There are likely to be environmental impacts on health and material assets.	As above.

Policy SC2: Supporting Town Centres

Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is associated with core town centre areas and development proposals within them. It is unlikely that there will be any environmental impacts on landscape and biodiversity, flora and fauna. There may be environmental impacts on climate	No. Although, there may be environmental impacts on climate, depending on the location, these are unlikely to be significant as the core areas are relatively small in extent and other policies within the plan would mitigate against adverse impacts.
Natural Resources	There are unlikely to be environmental impacts on soils or water but there may be environmental impacts on air.	As above.
Historic Environment	Depending on the location of the development there could be environmental impacts on listed buildings, conservation areas and archaeological sites. It is unlikely that there will be impacts on gardens and designed	As above.

	landscapes.	
Social Environment	There are likely to be environmental impacts on health and material assets.	As above.

Policy SC3: Other Town Centre Areas		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is associated with other town centre areas and development proposals within them. It is unlikely that there will be any environmental impacts on landscape and biodiversity, flora and fauna. There may be environmental impacts on climate	No. Although, there may be environmental impacts on climate, depending on the location, these are unlikely to be significant as the core areas are relatively small in extent and other policies within the plan would mitigate against adverse impacts.
Natural Resources	There are unlikely to be environmental impacts on soils or water but there may be environmental impacts on air.	As above.
Historic Environment	Depending on the location of the development there could be environmental impacts on listed buildings, conservation areas and archaeological sites. It is unlikely that there will be impacts on gardens and designed landscapes.	As above.
Social Environment	There are likely to be environmental impacts on health and material assets.	As above.

Policy SC4: Local Centres		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Depending on the location there may be environmental impacts on natural features as a result of this policy.	No. it is unlikely that the policy will have any significant impact. The LDP has other policies to ensure that there will be no adverse impacts as a result of this policy.
Natural Resources	As above.	As above.
Historic Environment	As above.	As above.
Social Environment	As above.	As above.

Policy SC5: Ancillary Retail Uses		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Depending on the location there may be environmental impacts on natural features as a result of this policy.	No. it is unlikely that the policy will have any significant impact. The LDP has other policies to ensure that there will be no adverse impacts as a result of this policy.
Natural Resources	As above.	As above.
Historic Environment	As above.	As above.
Social Environment	As above.	As above.

Policy BE1: Scheduled Monuments and Archaeological Sites		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is solely concerned with the protection of scheduled monuments and archaeology sites, therefore there are unlikely to be any environmental impacts on natural features.	N/A
Natural Resources	The policy is solely concerned with the protection of scheduled monuments and archaeology sites, therefore there are unlikely to be any environmental impacts on natural resources.	N/A
Historic Environment	The policy is likely to have environmental impacts on scheduled monuments and archaeology sites, but it is unlikely to have environmental impacts on the rest of the historic environment.	Yes. The implementation of this policy could have significant environmental impacts on scheduled monuments and archaeology sites.
Social Environment	The policy is solely concerned with the protection of scheduled monuments and archaeology sites, therefore there are unlikely to be any environmental impacts on the social environment.	N/A

Policy BE2: Listed Buildings		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is solely concerned with the retention and preservation of Listed Buildings, therefore there are unlikely to be any environmental impacts on natural features.	N/A
Natural Resources	The policy is solely concerned with the retention and preservation of Listed Buildings, therefore there are unlikely to be any environmental impacts on natural resources.	N/A
Historic Environment	The policy is likely to have environmental impacts on listed buildings and buildings within conservation areas. There could be impacts on gardens and designed landscapes if a listed building is present within them, but it is unlikely to have environmental impacts on the rest of the historic environment.	Yes. The implementation of this policy could have significant environmental impacts on listed buildings, conservation areas and gardens and designed landscapes.
Social Environment	The policy is solely concerned with the retention and preservation of Listed Buildings, therefore there are unlikely to be any environmental impacts on the social environment.	N/A

Policy BE3: Conservation Areas		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is solely concerned with the protection of conservation areas, therefore there are unlikely to be any environmental impacts on natural features.	N/A
Natural Resources	The policy is solely concerned with the protection of conservation areas, therefore there are unlikely to be any environmental impacts on natural resources.	N/A
Historic Environment	The policy is likely to have environmental impacts on conservation areas, but it is unlikely to have environmental impacts on the rest of the historic environment.	Yes. The implementation of this policy could have significant environmental impacts on conservation areas.
Social Environment	The policy is solely concerned with the protection of conservation areas, therefore there are unlikely to be any environmental impacts on the social environment.	N/A

Policy BE4: Gardens and Designed Landscapes		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is solely concerned with the protection of gardens and designed landscapes, therefore there are unlikely to be	N/A

	any environmental impacts on natural features.	
Natural Resources	The policy is solely concerned with the protection of gardens and designed landscapes, therefore there are unlikely to be any environmental impacts on natural resources.	N/A
Historic Environment	The policy is likely to have environmental impacts on gardens and designed landscapes, but it is unlikely to have environmental impacts on the rest of the historic environment.	Yes. The implementation of this policy could have significant environmental impacts on gardens and designed landscapes.
Social Environment	The policy is solely concerned with the protection of conservation areas, therefore there are unlikely to be any environmental impacts on the social environment.	N/A

Policy GI1: Safeguarded Open Space and Outdoor Sports Facilities		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is unlikely to have environmental impacts on natural features.	N/A
Natural Resources	As above.	N/A
Historic Environment	As above.	N/A
Social Environment	The policy is likely to have environmental impacts on material assets.	Yes. It is likely that the policy will have significant impacts on material assets.

Policy GI2: Open Space Standards		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is likely to have environmental impacts on biodiversity and climate.	Yes. It is likely that the policy will have significant impacts on biodiversity and climate.
Natural Resources	The policy is unlikely to have environmental impacts on natural resources.	N/A
Historic Environment	The policy is unlikely to have environmental impacts on historic environment.	N/A
Social Environment	The policy is likely to have environmental impacts on health and material assets.	Yes. It is likely that the policy will have significant impacts on health and material assets.

Policy GI3: Allotments		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is likely to have environmental impacts on biodiversity and climate.	Yes. It is likely that the policy will have significant impacts on biodiversity and climate.
Natural Resources	The policy is unlikely to have environmental impacts on natural resources.	N/A
Historic Environment	The policy is unlikely to have environmental impacts on historic environment.	N/A
Social Environment	The policy is likely to have environmental impacts on health and material assets.	Yes. It is likely that the policy will have significant impacts on health and material assets.

Policy GI4: Developer Contributions		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy itself requires developers to make financial contributions in certain circumstances with regard to green infrastructure projects. Although there could be environmental impacts as a result of the green infrastructure projects themselves, the policy by itself is unlikely to have any environmental impacts. The Green Infrastructure SG may require to undergo an SEA in this regard.	N/A
Natural Resources	As above.	As above.
Historic Environment	As above.	As above.
Social Environment	As above.	As above.

Policy ENV1: Nature Conservation		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is aimed conserving nature and biodiversity from inappropriate development. Therefore there are likely to be environmental impacts on biodiversity, fauna and flora, but there are unlikely to be impacts on landscape and climate.	Yes. The policy could have significant environmental impacts on biodiversity, fauna and flora.

Natural Resources	There are unlikely to be environmental impacts on natural resources as the policy is aimed conserving nature and biodiversity from inappropriate development.	N/A
Historic Environment	There are unlikely to be environmental impacts on the historic environment as the policy is aimed conserving nature and biodiversity from inappropriate development.	N/A
Social Environment	There are unlikely to be environmental impacts on the social environment as the policy is aimed conserving nature and biodiversity from inappropriate development.	N/A

Policy ENV2: Landscape Character		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	By protecting and where appropriate enhancing the existing landscape, the policy is likely to have environmental impacts on landscape. However, there are unlikely to be environmental impacts on biodiversity and climate.	Yes. The policy could have significant environmental impacts on landscape.
Natural Resources	There are unlikely to be environmental impacts on natural resources as the policy is aimed protecting landscape from inappropriate development.	N/A
Historic Environment	There are unlikely to be environmental impacts	N/A

	on the historic environment as the policy is aimed protecting landscape from inappropriate development.	
Social Environment	There are unlikely to be environmental impacts on the social environment as the policy is aimed protecting landscape from inappropriate development.	N/A

Policy ENV3: Forestry, Trees and Woodland		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is aimed at protecting trees, woodland and forestry from inappropriate development. Therefore there are likely to be environmental impacts on biodiversity, fauna and flora and climate, but there are unlikely to be impacts on landscape	Yes. The policy could have significant environmental impacts on biodiversity, fauna and flora and climate.
Natural Resources	There are unlikely to be environmental impacts on natural resources as the policy is aimed at protecting trees, woodland and forestry from inappropriate development.	N/A
Historic Environment	There are unlikely to be environmental impacts on the historic environment as the policy is aimed at protecting trees, woodland and forestry from inappropriate development.	N/A
Social Environment	There are unlikely to be environmental impacts on the social environment as the policy is aimed at protecting trees, woodland and forestry from inappropriate development.	N/A

Policy ENV4: Carbon rich soils		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is aimed at protecting carbon rich soils from inappropriate development. Therefore there are likely to be environmental impacts on climate but there unlikely to be environmental impacts on landscape and biodiversity.	Yes. The policy could have significant environmental impacts on climate.
Natural Resources	As the policy is aimed at protecting carbon rich soils, there are likely to environmental impacts on natural resources.	Yes. The policy could have significant environmental impacts on soil, air and water.
Historic Environment	There are unlikely to be environmental impacts on the historic environment as the policy is aimed at protecting carbon rich soils from inappropriate development.	N/A
Social Environment	There are unlikely to be environmental impacts on the social environment as the policy is aimed at protecting carbon rich soils from inappropriate development.	N/A

Policy ENV 5: Water Environment		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is aimed at protecting water bodies and is likely to have environmental impacts on landscape and biodiversity flora and fauna.	No. the policy is aimed at protecting waterbodies and is therefore unlikely to have significant environmental impacts
Natural Resources	The policy is likely to have impacts on water as it is aimed at protecting.	N/A
Historic Environment	The policy is unlikely to have impacts on the historic environment as it is aimed at preventing flooding.	N/A
Social Environment	The policy is unlikely to have impacts on the social environment as it is aimed at protecting water bodies.	N/A

Policy ENV 6: Flooding		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is aimed at avoidance of flooding and is therefore likely to have environmental impacts on climate. There are unlikely to be environmental impacts on landscape and biodiversity flora and fauna.	Yes. The policy could have significant environmental impacts on climate.
Natural Resources	The policy is unlikely to have impacts on natural resources as it is aimed at preventing flooding.	N/A

Historic Environment	The policy is unlikely to have impacts on the historic environment as it is aimed at preventing flooding.	N/A
Social Environment	The policy is unlikely to have impacts on the social environment as it is aimed at preventing flooding.	N/A

Policy ENV 7: Advance and Temporary Greening of Vacant and Derelict Land		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is unlikely to have environmental impacts on natural features.	N/A
Natural Resources	The policy is likely to have environmental impacts on soil.	Yes. It is likely that the policy will have significant impacts on soil.
Historic Environment	The policy is unlikely to have environmental impacts on the historic environment.	N/A
Social Environment	The policy is likely to have environmental impacts on material assets.	Yes. It is likely that the policy will have significant impacts on health and material assets.

Policy ENV 8: Air, Light and Noise Pollution		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is aimed avoiding air and light pollution. Therefore there may be environmental impacts on climate, but there	Yes. The policy could have significant environmental impacts on climate.

	are unlikely to be environmental impacts on landscape and biodiversity flora and fauna.	
Natural Resources	The policy is likely to have environmental impacts on air but it is unlikely to have environmental impacts on water and soil.	Yes. The policy could have significant environmental impacts on air.
Historic Environment	The policy is unlikely to have environmental impacts on the historic environment.	N/A
Social Environment	The policy is likely to have environmental impacts on health but is unlikely to have environmental impacts on population and material assets.	N/A

Policy ENV 9: Contaminated Land		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is aimed at ensuring that land which is known or suspected of being contaminated is treated or removed. The policy is unlikely to have environmental impacts on natural features.	N/A
Natural Resources	As the policy is aimed at treating contaminated land, there are likely to be environmental impacts on soil and water. There are, however, unlikely to be environmental impacts on air.	Yes. The policy could have significant environmental impacts on soil and water.
Historic Environment	The policy is unlikely to have environmental impacts on the historic environment.	N/A
Social Environment	The policy is likely to have environmental impacts on health but it is unlikely that there will be environmental impacts on population or	No. The policy itself aims to protect health through ensuring that any contaminated soil is remediated.

	material assets.	
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Policy ENV 10: Implementation of the SEA Environmental Report		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The purpose of the policy is to ensure that the mitigation and enhancement measures contained within the site assessments in the Environmental Report are implemented by Developers.	No. The policy on its own will have no significant impacts as it's associated with implementation of the Environmental Report.
Natural Resources	As above	As above
Historic Environment	As above	As above
Social Environment	As above	As above

Policy ENV 11: Advertisements		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is aimed at controlling the use of advertisements and is unlikely to have environmental impacts on natural features due to the criteria within the policy that is required to be met.	No. the policy is aimed at controlling advertisements and is therefore unlikely to have significant environmental impacts
Natural Resources	As above	As above

Historic Environment	As above	As above
Social Environment	As above	As above

Policy CON1: Transportation requirements for new development		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The proposal is aimed at ensuring developers comply with the standards of the Council, Regional Transport Strategy and the Local Transport Strategy. The policy also ensures that all new development fully embraces active travel. The proposal, when implemented through development proposals, may have environmental impacts on natural features.	Unknown. By embracing active travel there may be significant impacts on climate. However, the policy can only be implemented through development proposals and unless the type of development and location are known, it is not possible to say if the policy will have significant impacts on landscape and biodiversity. The primary development policies of the LDP are the best place to assess environmental impacts of development on these receptors and these will have been subject to an SEA.
Natural Resources	The implementation of the policy and active travel is likely to have environmental impacts on natural resources.	Unknown. By embracing active travel there may be significant impacts on air. However, the policy can only be implemented through development proposals and unless the type of development and location are known, it is not possible to say if the policy will have significant impacts on soil, water and air. The primary development policies of the LDP are the best place to assess environmental impacts of development on these receptors and these will have been subject to an SEA.
Historic	The implementation of the policy and active	Unknown. However, the policy can only be

Environment	travel could have environmental impacts on natural resources.	implemented through development proposals and unless the type of development and location are known, it is not possible to say if the policy will have significant impacts on the historic environment. The primary development policies of the LDP are the best place to assess environmental impacts of development on these receptors and these will have been subject to an SEA.
Social Environment	The implementation of the policy and active travel is likely to have environmental impacts on natural resources.	Unknown. By embracing active travel there may be significant impacts on human health and material assets. However, the policy can only be implemented through development proposals and unless the type of development and location are known, it is not possible to say if the policy will have any other significant impacts on health, population and material assets. The primary development policies of the LDP are the best place to assess environmental impacts of development on these receptors and these will have been subject to an SEA.

Policy CON2: Local Transport Strategy - Transportation Schemes		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The Policy supports the implementation of the Local Transport Strategy Schemes and provides criteria to ensure that there are no adverse impacts. It is not the responsibility of LDP 2 to	N/A

	assess the environmental impacts of these schemes as this is the responsibility of the Local Transport Strategy. The policy itself is unlikely to have environmental impacts if the criteria is met.	
Natural Resources	As above	N/A
Historic Environment	As above	N/A
Social Environment	As above	N/A

Policy CON3: Core Paths and Natural Routes		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why?If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy relates to core paths and natural routes therefore it is likely to have environmental impacts on natural features.	Yes. New routes could have significant impacts on biodiversity, flora and fauna depending on their location. There are unlikely to impacts on landscape or climate.
Natural Resources	The policy relates to core paths and natural routes therefore it is unlikely to have environmental impacts on natural resources.	No. there is unlikely to be significant impacts on natural resources.
Historic Environment	The policy relates to core paths and natural routes therefore it is likely to have environmental impacts on the historic environment.	Yes. New routes could have significant impacts on the historic environment.
Social Environment	The policy protects core paths and natural routes therefore it is likely to have environmental impacts on natural features.	Yes. The policy is likely to have significant impacts on material assets but is unlikely to have significant impacts on health and population.

Policy CON 4: Installation of Next Generation Broadband for New Developments		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy requires new developments to install the necessary infrastructure to enable faster fibre broadband connections. It's unlikely that there will be any environmental impacts as a result of this policy.	N/A
Natural Resources	As above.	As above.
Historic Environment	As above.	As above.
Social Environment	As above.	As above.

Policy CON5: Communications Infrastructure		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The installation of communications infrastructure, depending on type of development and location, could have environmental impacts on natural features.	Yes. The implementation of this policy, depending on location and type of development, could have significant environmental impacts on natural features.
Natural Resources	As above.	As above.
Historic Environment	As above.	As above.
Social Environment	As above.	As above.

Policy RE1: Renewable Energy Developments		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Renewable energy developments, depending on the location and what type of development, could have environmental impacts on natural features	Yes. Renewable energy developments, depending on their location, could have significant environmental impacts on landscape/geology and biodiversity, flora and fauna. However, it is expected that renewable energy developments, regardless of the location, will have significant impacts on climate.
Natural Resources	Renewable energy developments, depending on the location and what type of development, could have environmental impacts on natural resources.	Yes. Renewable energy developments, depending on their location and type, could have significant environmental impacts on soil, air and water.
Historic Environment	As above.	Yes. Renewable energy developments, depending on their location and type, could have significant environmental impacts on the historic environment.
Social Environment	It's not anticipated that renewable energy development will have environmental impacts on population and materials assets. However, depending on the location, there may be issues with noise, dust, odour etc which would have environmental impacts on health.	Yes. There could be significant environmental impacts on health depending on the location of the development. However, it is unlikely that there will be significant environmental impacts on rest of the social environment.

Policy RE2: Spatial Framework for Wind Energy		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Wind energy proposals, depending on the location and type of development, could have environmental impacts on natural features	Yes. Wind energy proposals, depending on their location, could have significant environmental impacts on landscape/geology and biodiversity, flora and fauna. However, it is expected that renewable energy developments, regardless of the location, will have significant impacts on climate.
Natural Resources	Wind energy proposals, depending on the location and type of development, could have environmental impacts on natural resources.	Yes Wind energy proposals, depending on their location and type, could have significant environmental impacts on soil, air and water.
Historic Environment	As above.	Yes. Wind energy proposals, depending on their location and type, could have significant environmental impacts on the historic environment.
Social Environment	It's not anticipated that wind energy proposals will have environmental impacts on population and materials assets. However, depending on the location, there may be issues with noise, dust, odour etc which would have environmental impacts on health.	Yes. There could be significant environmental impacts on health depending on the location of the development. However, it is unlikely that there will be significant environmental impacts on the social environment.

Policy RE3: Wind Energy Proposals outwith the Spatial Framework		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Smaller scale wind energy proposals, depending on the location and type of development, could have environmental impacts on natural features.	Yes. Smaller scale wind energy proposals, depending on their location, could have significant environmental impacts on landscape/geology and biodiversity, flora and fauna. However, it is expected that renewable energy developments, regardless of the location, will have significant impacts on climate.
Natural Resources	Smaller scale wind energy proposals, depending on the location and type of development, could have environmental impacts on natural resources.	Yes Smaller scale wind energy proposals, depending on their location and type, could have significant environmental impacts on soil, air and water.
Historic Environment	As above.	Yes. Smaller scale wind energy proposals, depending on their location and type, could have significant environmental impacts on the historic environment.
Social Environment	It's not anticipated that smaller scale wind energy proposals will have environmental impacts on population and materials assets. However, depending on the location, there may be issues with noise, dust, odour etc which would have environmental impacts on health.	Yes. There could be significant environmental impacts on health depending on the location of the development. However, it is unlikely that there will be significant environmental impacts on the rest of the social environment.

Policy RE4: Heat Generation		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Renewable and non-renewable heat generation developments, depending on the location and type of development, could have environmental impacts on natural features	Yes. Renewable and non-renewable heat generation developments, depending on their location, could have significant environmental impacts on landscape/geology and biodiversity, flora and fauna. However, it is expected that Renewable and non-renewable heat generation developments, regardless of the location, will have significant impacts on climate.
Natural Resources	Renewable and non-renewable heat generation developments, depending on the location and type of development, could have environmental impacts on natural resources	Yes. Renewable and non-renewable heat generation developments, depending on their location and type, could have significant environmental impacts on soil, air and water.
Historic Environment	As above.	Yes. Renewable and non-renewable heat generation developments, depending on their location and type, could have significant environmental impacts on the historic environment.
Social Environment	It's not anticipated that renewable and non-renewable heat generation developments will have environmental impacts on population and materials assets. However, depending on the location, there may be issues with noise, dust, odour etc, which would have environmental impacts on health.	Yes. There could be significant environmental impacts on health depending on the location of the development. However, it is unlikely that there will be significant environmental impacts on the social environment.

Policy RE5: Low and Zero Carbon Buildings		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is aimed at requiring development proposals to incorporate low and zero carbon generating technologies to reduce greenhouse gas emissions. It is therefore likely that there will be environmental impacts on climate. However, it is unlikely that there will be environmental impacts on landscape and biodiversity.	Yes. The policy could have significant environmental impacts on climate.
Natural Resources	The policy is unlikely to have environmental impacts on the natural resources.	N/A
Historic Environment	The policy is unlikely to have environmental impacts on the historic environment.	N/A
Social Environment	The policy is unlikely to have environmental impacts on the social environment.	N/A

Policy ZW1: Sustainable Waste Management		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy sets out the criteria for new waste management infrastructure or facilities. The implementation of the policy is likely to have environmental impacts on natural features.	Yes. Although the policy directs these types of developments to certain types of sites and locations, there is the possibility that new sites could be developed elsewhere, thus potentially

		having significant environmental impacts on natural features.
Natural Resources	As above	As above
Historic Environment	As above	As above
Social Environment	As above	Yes. The development of these new and extended waste management infrastructure or facilities could have significant environmental impacts on health and material assets. It is unlikely that there will be significant environmental impacts on population.

Policy MIN1: Minerals and Coal Extraction		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Minerals and Coal Extraction proposals, depending on the location and what type of development, could have environmental impacts on natural features	Yes. Minerals and Coal Extraction proposals, depending on their location, could have significant environmental impacts on landscape/geology and biodiversity, flora and fauna. However, it is expected that renewable energy developments, regardless of the location, will have significant impacts on climate.
Natural Resources	Minerals and Coal Extraction proposals, depending on the location and what type of development, could have environmental impacts on natural resources.	Yes. Minerals and Coal Extraction proposals, depending on their location and type, could have significant environmental impacts on soil, air and water.
Historic Environment	As above.	Yes. Minerals and Coal Extraction proposals, depending on their location and type, could have significant environmental impacts on the historic environment.

Social Environment	It's not anticipated that Minerals and Coal Extraction proposals will have environmental impacts on population and materials assets. However, depending on the location, there may be issues with noise, dust, odour etc which would have environmental impacts on health.	Yes. There could be significant environmental impacts on health depending on the location of the development. However, it is unlikely that there will be significant environmental impacts on rest of the social environment.
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Policy MIN 2: Financial Guarantees		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is purely procedural and is to ensure that minerals extraction and extension proposals provide an appropriate financial guarantee to ensure that all decommissioning, restoration, aftercare and mitigation obligations attached to planning consents can be met in full. The implementation of this policy will not have any environmental impacts.	N/A
Natural Resources	As above.	As above.
Historic Environment	As above.	As above.
Social Environment	As above.	As above.

Policy MIN3: Coal		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The policy is purely procedural and sets out the Council's position on coal and requires new applications to access existing ground stability within areas where coal may exist. As the policy is procedural in nature and is unlikely to have any environmental impacts on its own.	N/A
Natural Resources	As above.	As above.
Historic Environment	As above.	As above.
Social Environment	As above.	As above.

APPENDIX E: FULL STAGE 1 SITE ASSESSMENT RESULTS

H2(1): Bank Street, Alexandria		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of this car park is likely to have positive impacts on the urban landscape of Alexandria. Environmental impacts on biodiversity, flora and fauna and climate are not anticipated.	No. Although redevelopment of this site will have a positive impact on the urban landscape is not considered to be a significant environmental impact.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are unlikely to be environmental impacts on population, health and material assets due to the size of the site and as it is also on a public transport route.	No. If there are any environmental impacts these are unlikely to be significant in nature due to the size of the site.

H2(2): Heather Avenue, Alexandria		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	There are likely to be environmental impacts on climate, but unlikely to be environmental impacts on other receptors.	Yes, the site is at risk of flooding and development on a flood plain could have significant adverse impacts
Natural Resources	The site is likely to have environmental impacts on all of the receptors as it is a brownfield redevelopment site.	Yes. There may be significant environmental impacts on soil and water as a result of this development. Therefore, a stage 2 assessment is required. However, there are unlikely to be significant impacts on air, again due to the number of units proposed for the site and as the site is within walking distance of a public transport route. There may be cumulative impacts on air that may be significant.
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are likely to environmental impacts on health and material assets but unlikely to be environmental impacts on population	Yes. Due to the potential for contamination within the site and the site being within an HSE consultation zone, there may be significant impacts on human health. There could be impacts on material assets as well.

H2(3): Mitchell Way, Alexandria		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of this car park is likely to have positive impacts on the urban landscape of Alexandria. Environmental impacts on biodiversity, flora and fauna and climate are not anticipated.	No. Although redevelopment of this site will have a positive impact on the urban landscape is not considered to be a significant environmental impact.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are unlikely to be environmental impacts on population, health and material assets due to the size of the site and as it is also on a public transport route.	No. If there are any environmental impacts these are unlikely to be significant in nature due to the size of the site.

H2(4): Former Haldane Primary School, Balloch		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site is likely to have an environmental	Yes. There could be significant impacts on

	impact on climate but is unlikely to have an impact on any of the other receptors	climate as the site is within a flood risk area.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are unlikely to be environmental impacts on population and health, due to the size of the site and as it is also on a public transport route, but the site will result in the loss of a playing pitch.	Yes, loss of playing pitch could have a significant impact on material assets.

H2(5): Former Highdykes Primary School, Bonhill		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	There are unlikely to be environmental impacts on any of the receptors.	N/A
Natural Resources	The site is designated as vacant and derelict land and redevelopment of the site is likely to have environmental impacts	No. Due to the size of the site, this is unlikely to be a significant impact.
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are unlikely to be environmental impacts on any of these receptors due to the size of the site.	N/A

H2(7): Scott's Yard , Bowling		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Refer to environmental assessment of Delivering our Place: Esso City Deal Site and Scott's Yard, Bowling	N/A
Natural Resources	As above	N/A
Historic Environment	As above	N/A
Social Environment	As above	N/A

H2(8): Former Braidfield High School, Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site borders an area which as Tree Preservation Order on it, so there is likely to be an environmental impact on biodiversity, flora and fauna	Yes. Some of the TPO extends into the site, therefore there is the likelihood for significant environmental impacts on the site.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors due to the size of the site and the fact the site is within walking distance of a public transport stop.	N/A
Historic Environment	There will be no impacts on the Historic	N/A

	Environment	
Social Environment	There are unlikely to be environmental impacts on any of these receptors due to the size of the site and the fact the site is within walking distance of a public transport stop.	N/A

H2(9): Cable Depot Road, Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Refer to environmental assessment of Delivering our Place: Queens Quay, Clydebank	N/A
Natural Resources	As above	N/A
Historic Environment	As above	N/A
Social Environment	As above	N/A

H2(10): North Douglas Street, Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Yes, There are likely to be environmental impacts on biodiversity and climate	Yes. These impacts are likely to be significant.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors due to the size of the site and the fact the site is within walking distance of a public transport stop.	N/A
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	Yes there are likely to be environmental	Yes. There are likely to be environmental

	impacts on health and material assets.	impacts on Health in regard to the site being within an HSE consultation zone. There are unlikely to be significant impacts in relation to material assets due to the size of the site.
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H2(11) Queens Quay, Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Refer to environmental assessment of Delivering our Place: Queens Quay, Clydebank.	N/A
Natural Resources	As above	N/A
Historic Environment	As above	N/A
Social Environment	As above	N/A

H2(12) Radnor Park Hotel, Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of this site is likely to have positive impacts on the urban landscape of Alexandria. Environmental impacts on biodiversity, flora and fauna and climate are not anticipated.	No. Although redevelopment of this site will have a positive impact on the urban landscape is not considered to be a significant environmental impact.

Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are unlikely to be environmental impacts on population, health and material assets due to the size of the site and as it is also on a public transport route.	No. If there are any environmental impacts these are unlikely to be significant in nature due to the size of the site.

H2(13) Rosebery House, Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of this site is likely to have environment impacts on all of these receptors.	Yes, there are likely to be significant impacts on these receptors.
Natural Resources	Redevelopment of this site is likely to have environment impacts on all of these receptors	Yes, there are likely to be significant impacts on these receptors.
Historic Environment	Redevelopment of this site could have environmental impacts on Scheduled Monuments and archaeology.	Yes, there are likely to be significant impacts on this receptor as the site borders the Forth and Clyde Canal. There may be environmental impacts on archaeology.
Social Environment	Redevelopment of this site is likely to have environment impacts on health and material assets	Yes, there are likely to be significant impacts on these receptors.

H2(17) Crosslet Estate, Dumbarton		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Development of this site is likely to have impacts on biodiversity, flora and fauna and climate.	Yes. There could be significant impacts on these receptors.
Natural Resources	There is unlikely to be any impacts on these receptors due to the size of the site.	n/a
Historic Environment	The site is located within a WoSAS Trigger Location and is therefore likely to have environmental impacts on this receptor.	n/a
Social Environment	There are unlikely to be environmental impacts on population, health and material assets due to the size of the site and as it is also on a public transport route.	No. If there are any environmental impacts these are unlikely to be significant in nature due to the size of the site.

H2(18) Castlegreen Street ,Dumbarton		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	There is likely to be environmental impacts on these receptors with the exception of landscape	Yes. There could be significant impacts on these receptors due to flooding issues and proximity to the SPA and SSSI
Natural Resources	There are likely to be impacts on all of these receptors.	Yes. There are likely to be impacts on all of these receptors.

Historic Environment	There are no environmental impacts on these receptors	Yes, There may be environmental impacts on archaeology.
Social Environment	There are likely to be environmental impacts on health and material assets	Yes. There could be impacts on health as the site is within an HSE consultation zone and material assets.

H2(19) Garshake Road, Dumbarton		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Development of this site is unlikely to have impacts on these receptors.	n/a
Natural Resources	There is unlikely to be any impacts on these receptors due to the size of the site.	n/a
Historic Environment	There are no environmental impacts on these receptors	n/a
Social Environment	There are unlikely to be environmental impacts on population, health and material assets due to the fact it's within an existing residential area, and as it is also on a public transport route.	No. If there are any environmental impacts these are unlikely to be significant in nature.

H2(21) Langcraigs, Dumbarton		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of site is likely to have positive impacts on the urban landscape Dumbarton. Environmental impacts on biodiversity, flora and fauna and climate are not anticipated.	No. Although redevelopment of this site will have a positive impact on the urban landscape is not considered to be a significant environmental impact.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are unlikely to be environmental impacts on population, health and material assets due to the size of the site and as it is also on a public transport route.	No. If there are any environmental impacts these are unlikely to be significant in nature due to the size of the site.

H2(22) Notre Dame Convent, Dumbarton		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site contains a Tree Preservation Order on it, so there is likely to be an environmental	Yes. there is the likelihood for significant environmental impacts on these two receptors.

	impact on biodiversity, flora and fauna. As the site is set within a natural environment, adjacent to a substantial areas of open space and close proximity to the LNCS at Brucehill Cliffs, there could be an impact on landscape	
Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A
Historic Environment	The Category B Listed Notre Dame RC Chapel and Convent, is adjacent to the site	Yes, there is likely to be significant impacts on the Listed Building.
Social Environment	There are likely to be environmental impacts on health and material assets due to the size of the site, its close proximity to an existing safeguarded open space and as it is also on a public transport route.	Yes, there could be a significant impact on health and material assets in regard to new green infrastructure

H2(23) Our Lady and St Patricks HS		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of site is likely to have positive impacts on the urban landscape Dumbarton. Environmental impacts on biodiversity, flora and fauna and climate are not anticipated.	No. Although redevelopment of this site will have a positive impact on the urban landscape is not considered to be a significant environmental impact.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A

Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are unlikely to be environmental impacts on population, health and material assets and as the site is also on a public transport route.	No. If there are any environmental impacts these are unlikely to be significant in nature.

H2(24) Sandpoint Marina		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	There are likely to be environmental impacts on all of these receptors.	Yes. The site is adjacent to a SPA, SSSI and LNCS and is also situated in a prominent position on the Rivers Leven and Clyde.
Natural Resources	As above	Yes. The site is not within walking distance of a public transport stop and the is likely to be contaminated due to former uses.
Historic Environment	There could be an impact on the setting of Dumbarton Castle and rock dependent on the design of the site. The site is located within a WoSAS Trigger Location and is therefore likely to have environmental impacts on this receptor.	Yes. There could be significant impacts on the scheduled monument and listed building. There may be environmental impacts on archaeology.
Social Environment	There are likely to be environmental impacts on health and materials assets.	Yes. These impacts are likely to be significant

H2(25) Carleith, Duntocher		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site sites adjacent to the Greenbelt but is a former farm and on brownfield land. There could be environmental impacts on landscape and climate.	No. Even though the site is a substantial distance from the nearest public bus stop, there unlikely to be significant impacts due to the development of this small site.
Natural Resources	There could be environmental impacts on air from development of this site but there are unlikely to be any on the other receptors due to the size of the site.	No. Even though the site is a substantial distance from the nearest public bus stop, there unlikely to be significant impacts due to the development of this small site.
Historic Environment	As the site is in close proximity to the Antonine Wall Scheduled Monument and World Heritage Site there could be environmental impacts in that regard. The site is located within a WoSAS Trigger Location and is therefore likely to have environmental impacts on this receptor.	No. even though the southern half of the site is near the world heritage site, it is substantially outwith the buffer zone and the Wall; therefore it is unlikely to have significant impacts on the scheduled monument. There may be environmental impacts on archaeology.
Social Environment	There could be environmental impacts on health and material assets.	No. Even though the site is a substantial distance from the nearest public bus stop, there unlikely to be significant impacts due to the development of this small site.

H2(29) Jamestown IE		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Development of this site is likely to have environmental impacts on climate but is unlikely to have any impact on the other receptors due to the size of the site	Yes. The site is within a flood risk area and there could be significant impacts in this regard.
Natural Resources	There could be environmental impacts on soil due to the site being vacant and derelict land but there are unlikely to be impacts on the other receptors.	No. due to the size of the site these are unlikely to be significant.
Historic Environment	There will be no impacts on the historic environment.	n/a
Social Environment	There are unlikely to be environmental impacts on these receptors due to the size of the site and that it is within walking distance of a public transport stop.	n/a

H2(30) Levenbank Terrace, Jamestown		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Development of this site is likely to have environmental impacts on climate but is unlikely to have any impact on the other receptors due to the size of the site	Yes. The site is within a flood risk area and there could be significant impacts in this regard.
Natural Resources	There could be environmental impacts on soil	No. due to the size of the site these are unlikely

	due to the site being vacant and derelict land but there are unlikely to be impacts on the other receptors.	to be significant.
Historic Environment	There will be no impacts on the historic environment.	n/a
Social Environment	There are unlikely to be environmental impacts on these receptors due to the size of the site and that it is within walking distance of a public transport stop.	n/a

H2(32) Ashtree Court, Old Kilpatrick		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of this care home site is likely to have positive impacts on the urban landscape of Old Kilpatrick. Environmental impacts on biodiversity, flora and fauna and climate are not anticipated.	No. Although redevelopment of this site will have a positive impact on the urban landscape is not considered to be a significant environmental impact.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A
Historic Environment	The site is located within a WoSAS Trigger Location and is therefore likely to have environmental impacts on this receptor.	Yes, There may be environmental impacts on archaeology.
Social Environment	There are unlikely to be environmental impacts on population, health and material assets due to the size of the site and as it is also on a	No. If there are any environmental impacts these are unlikely to be significant in nature due

	public transport route.	to the size of the site.
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H2(33) Carless		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	See assessment of Delivering our Places: Carless	n/a
Natural Resources	As above	n/a
Historic Environment	As above	n/a
Social Environment	As above	n/a

H2(34) Dalquhurn, Renton		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Development of this site is likely to have environmental impacts on biodiversity, flora and fauna and climate but is unlikely to have any impact on the other receptor.	Yes. The site is within a flood risk area, as well as being adjacent to an LNCS, therefore significant impacts could be possible in this regard.
Natural Resources	There could be environmental impacts on soil due to the site being vacant and derelict land but there are unlikely to be impacts on the other receptors.	Yes. Development of the site will remove a large area of vacant and derelict land.
Historic Environment	The site is located within a WoSAS Trigger Location and is therefore likely to have environmental impacts on this receptors,	Yes. There may be environmental impacts on archaeology.

Social Environment	There could be environmental impacts on Health but unlikely to be any environmental impacts on the rest of the receptors	Yes. Part of the site is within the outer zone of an HSE consultation area.
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H2(35) Former Council Offices, Church Street, Alexandria		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of this site is likely to have positive impacts on the urban landscape of Alexandria. However, there are likely to be impacts on climate. Environmental impacts on biodiversity, flora and fauna are not anticipated.	Yes, the site is within an area at risk of flooding and therefore there could be significant impacts on climate.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are unlikely to be environmental impacts on population, health and material assets due to the size of the site and as it is also on a public transport route.	No. If there are any environmental impacts these are unlikely to be significant in nature due to the size of the site.

H2(36) Clydebank Health Centre, Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of this health centre site is likely to have positive impacts on the urban landscape of Clydebank. Environmental impacts on biodiversity, flora and fauna and climate are not anticipated.	No. Although redevelopment of this site will have a positive impact on the urban landscape is not considered to be a significant environmental impact.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are unlikely to be environmental impacts on population, health and material assets due to the size of the site and as it is also on a public transport route.	No. If there are any environmental impacts these are unlikely to be significant in nature due to the size of the site.

H2(37) Hardgate Health Centre, Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of this health centre site is likely to have positive impacts on the urban landscape of Hardgate. Environmental impacts on biodiversity, flora and fauna and climate are not anticipated.	No. Although redevelopment of this site will have a positive impact on the urban landscape is not considered to be a significant environmental impact.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are unlikely to be environmental impacts on population, health and material assets due to the size of the site and as it is also on a public transport route.	No. If there are any environmental impacts these are unlikely to be significant in nature due to the size of the site.

Site H2(38) RHI Site, Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of this site is likely to have positive impacts on the urban landscape of Stanford Street, Clydebank. However, there are likely to be impacts on climate. Environmental impacts on biodiversity, flora and fauna are not anticipated.	Yes, the site is within an area at risk of flooding and therefore there could be significant impacts on climate.
Natural Resources	Due to the previous nature the site there is likely to be impacts and due to the size of the site there is likely to be environmental impacts on these receptors.	Yes. There are likely to be significant impacts on all these receptors
Historic Environment	The site is adjacent to the Forth and Clyde Canal and is likely to have environmental impacts on the scheduled monument. The site is also within a WoSAS trigger location.	Yes. These are likely to be significant impacts.
Social Environment	There are likely to be environmental impacts on health and material assets but unlikely to have impacts on population.	Yes. As above.

H2(39) Strauss Avenue, Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Development of this site is likely to have environmental impacts on landscape and climate	Yes, the site could have significant impacts on landscape and also climate.
Natural Resources	The site is likely to have environmental impacts on air and water but unlikely to be environmental impacts on soils	Yes. The site could have significant impacts on air and water.
Historic Environment	The site is adjacent to the Forth and Clyde Canal and is likely to have environmental impacts on the scheduled monument. The site is also within a WoSAS trigger location.	Yes. These are likely to be significant impacts
Social Environment	There are likely to be environmental impacts on health and material assets but unlikely to have impacts on population.	Yes. As above.

H2(40) Main Street, Jamestown		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of this site is likely to have positive impacts on the urban landscape of	Yes, the site is within an area at risk of flooding and therefore there could be significant impacts

	Jamestown. However, there are likely to be impacts on climate. Environmental impacts on biodiversity, flora and fauna are not anticipated.	on climate.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A
Historic Environment	The site is located within a WoSAS Trigger Location and is therefore likely to have environmental impacts on this receptors.	Yes. There may be environmental impacts on archaeology.
Social Environment	There are unlikely to be environmental impacts on population, health and material assets due to the size of the site and as it is also on a public transport route.	No. If there are any environmental impacts these are unlikely to be significant in nature due to the size of the site.

Site H2((41) Glebe, Old Kilpatrick		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	There are likely to be environmental impacts on climate but unlikely to be impacts on the other receptors.	Yes, the site is within an area at risk of flooding and therefore there could be significant impacts on climate.
Natural Resources	There are likely to be environmental impacts on air and water but unlikely to be impacts on soils.	Yes. There are likely to be significant impacts on all these receptors

Historic Environment	The site is adjacent to the Forth and Clyde Canal and is likely to have environmental impacts on the scheduled monument. The site is located within a WoSAS Trigger Location and is therefore likely to have environmental impacts on this receptors,	Yes. These are likely to be significant impacts
Social Environment	There are unlikely to be environmental impacts on these receptors due to the size of the site.	n/a

H2(42) Carmen Waterworks		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of the former waterworks is likely to have positive impacts on the rural landscape. Environmental impacts on biodiversity, flora and fauna and climate are not anticipated.	No. Although redevelopment of this site will have a positive impact on the urban landscape is not considered to be a significant environmental impact.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A
Historic Environment	There will be no impacts on the Historic Environment	N/A

Social Environment	There are unlikely to be environmental impacts on population, health and material assets due to the size of the site.	No. If there are any environmental impacts these are unlikely to be significant in nature due to the size of the site.
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H2 (43) Creveul Court, Alexandria

Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of this existing housing site is likely to have positive impacts on the urban landscape of Alexandria. Environmental impacts on biodiversity, flora and fauna and climate are not anticipated.	No. Although redevelopment of this site will have a positive impact on the urban landscape is not considered to be a significant environmental impact.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are unlikely to be environmental impacts on population, health and material assets due to the size of the site and as it is also on a public transport route.	No. If there are any environmental impacts these are unlikely to be significant in nature due to the size of the site.

H2 (44) Haldane Primary School, Balloch

Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site is likely to have an environmental	Yes. There could be significant impacts on

	impact on climate but is unlikely to have an impact on any of the other receptors	climate as the site is within a flood risk area.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are unlikely to be environmental impacts on population and health, due to the size of the site and as it is also on a public transport route, but the site will result in the loss of a playing pitch.	Yes, loss of playing pitch could have a significant impact on material assets.

H2(45) Aitkenbar Primary School, Bellsmyre		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site is likely to have an environmental impact on climate. The site is also adjacent to the Bellsmyre Grasslands LNCS and, as a result, there may be environmental impacts on biodiversity, flora and fauna. There are unlikely to be environmental impacts on landscape.	Yes. There could be significant impacts on climate as the site is within a flood risk area. Although the development is adjacent to the LNCS, there are unlikely to be significant impacts as the former primary school co-existed with the LNCS for a number of years without any significant impacts on its qualifying interests.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are unlikely to be environmental impacts on population, health and material assets.	No. If there are any environmental impacts these are unlikely to be significant in nature due

		to the size of the site.
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H2(46) Muir Road, Bellsmyre		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site is likely to have an environmental impact on climate. The site is also adjacent to the Bellsmyre Grasslands LNCS and, as a result, there may be environmental impacts on biodiversity, flora and fauna. There are unlikely to be environmental impacts on landscape.	Yes. There could be significant impacts on climate as the site is within a flood risk area. Although the development is adjacent to the LNCS, there are unlikely to be significant impacts as the former residential use co-existed with the LNCS for a number of years without any significant impacts on its qualifying interests.
Natural Resources	The site is classified as vacant and derelict land; therefore there could be environmental impacts on soil and water.	No. Due to the size of the site there are unlikely to be significant environmental impacts as a result of redevelopment of this site.
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are unlikely to be environmental impacts on population and health, due to the size of the site and as it is also on a public transport route.	N/A

H2(47) Bonhill Primary School, Bonhill		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site is unlikely to have environmental	No. There are unlikely to be any significant

	impacts on these receptors and the site is within walking distance of public transport.	impacts on redevelopment of this site.
Natural Resources	The site is classified as vacant and derelict land so there could be environmental impacts on soils and water. The site could also have impacts on air.	No. Although redevelopment of the site will remove the site from being classified as vacant and derelict land, this is unlikely to be significant due to the site size being 0.05 hectares. There is also unlikely to be soil and groundwater contamination as the former use was a primary school. The site is also within walking distance of a public transport route so there are unlikely to be significant impacts on air.
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are unlikely to be environmental impacts on population and health, due to the former use of the site and as it is also within walking distance of a public transport route.	N/A

H2(48) Golfhill Drive, Bonhill		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of this site is likely to have positive impacts on the urban landscape of Bonhill. Environmental impacts on biodiversity, flora and fauna and climate are not anticipated.	No. Although redevelopment of this site will have a positive impact on the urban landscape is not considered to be a significant environmental impact.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A
Historic Environment	There will be no impacts on the Historic Environment	N/A

Social Environment	There are unlikely to be environmental impacts on population, health and material assets due to the size of the site and as it is also on a public transport route.	No. If there are any environmental impacts these are unlikely to be significant in nature due to the size of the site.
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H2(50) St Andrews High School, Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of this site is likely to have positive impacts on the urban landscape of Clydebank. Environmental impacts on biodiversity, flora and fauna are not anticipated but there could be impacts on climate.	Yes. Surface water flooding has been identified on this site and needs further assessment.
Natural Resources	The site is classified as vacant and derelict land so there could be environmental impacts on soils and water. The site could also have impacts on air.	Yes. Redevelopment of the site will remove the site from being classified as vacant and derelict land, which due to the size of the site, could be significant. There is also unlikely to be soil and groundwater contamination as the former use was a primary school. The site is also within walking distance of a public transport route so there are unlikely to be significant impacts on air.
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are unlikely to be environmental impacts on population, and material assets however there could be environmental impacts on health.	Yes. The site is within the outer zone of the HSE consultation zone associated with Rothsey Dock; therefore, there may be significant impacts on health.

H2(51) 354 Dumbarton Road, Dalmuir		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of this site is likely to have positive impacts on the urban landscape of Clydebank. Environmental impacts on biodiversity, flora and fauna are not anticipated but there could be impacts on climate.	Yes. Surface water flooding has been identified on this site and needs further assessment.
Natural Resources	The site is classified as vacant and derelict land so there could be environmental impacts on soils and water. The site, due to its size, is unlikely to have environmental impacts on air.	Yes. Redevelopment of the site will remove the site from being classified as vacant and derelict land, which due to the size of the site, could be significant. There is also could be soil and groundwater contamination. The site is also within walking distance of a public transport route so there are unlikely to be significant impacts on air.
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are unlikely to be environmental impacts on population, health and material assets due to the size of the site and as it is also on a public transport route.	No. If there are any environmental impacts these are unlikely to be significant in nature due to the size of the site.

H2(53) Boquhanran Road, Dalmuir		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Redevelopment of this site is likely to have positive impacts on the urban landscape of Clydebank. Environmental impacts on biodiversity, flora and fauna are not anticipated but there could be impacts on climate.	Yes. Surface water flooding has been identified on this site and needs further assessment.
Natural Resources	The site is classified as vacant and derelict land so there could be environmental impacts on soils and water. The site, due to its size, is unlikely to have environmental impacts on air.	Yes. Redevelopment of the site will remove the site from being classified as vacant and derelict land, which is likely to have significant impacts. There is also likely to be soil and groundwater contamination. The site is also within walking distance of a public transport route so there are unlikely to be significant impacts on air.
Historic Environment	The site is adjacent to the Forth and Clyde Canal Scheduled Monument	Yes. There could be significant impacts on the scheduled monument.
Social Environment	There are likely to be environmental impacts on health and material assets but not on population.	Yes. If there are any environmental impacts these are likely to be significant.

H2(54) Caledonia Street, Dalmuir		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site is unlikely to have environmental impacts on these receptors and the site is	No. There are unlikely to be any significant impacts on redevelopment of this site.

	within walking distance of public transport.	
Natural Resources	The site is classified as vacant and derelict land so there could be environmental impacts on soils and water. The site, due to its size, is unlikely to have environmental impacts on air.	Yes. Redevelopment of the site will remove the site from being classified as vacant and derelict land, which is likely to have significant impacts. There is also likely to be soil and groundwater contamination. The site is also within walking distance of a public transport route so there are unlikely to be significant impacts on air.
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are likely to be environmental impacts on health and material assets but not on population.	Yes. If there are any environmental impacts these are likely to be significant.

H2(55) Salisbury PI/Melbourne Avenue, Dalmuir		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site is unlikely to have environmental impacts on these receptors and the site is within walking distance of public transport.	No. There are unlikely to be any significant impacts on redevelopment of this site.
Natural Resources	The site is classified as vacant and derelict land so there could be environmental impacts on soils and water. The site could also have impacts on air.	No. Although redevelopment of the site will remove the site from being classified as vacant and derelict land, this is unlikely to be significant. There is also unlikely to be soil and groundwater contamination as the former use was residential. The site is also within walking distance of a public transport route so there are unlikely to be significant impacts on air.
Historic Environment	There will be no impacts on the Historic	N/A

	Environment	
Social Environment	There are unlikely to be environmental impacts on population and health, due to the former use of the site and as it is also within walking distance of a public transport route.	N/A

H2(56) Auld Street Phase 2, Dalmuir		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site is adjacent to the Disused Railway Line & Erskine Ferry Road LNCS and, as a result, there may be environmental impacts on biodiversity, flora and fauna. There are unlikely to be environmental impacts on landscape and climate.	Yes. There could be significant impacts on biodiversity.
Natural Resources	The site is classified as vacant and derelict land so there could be environmental impacts on soils and water. The site, due to its size, is unlikely to have environmental impacts on air.	Yes. Redevelopment of the site will remove the site from being classified as vacant and derelict land, which is likely to have significant impacts. There is also likely to be soil and groundwater contamination. The site is also within walking distance of a public transport route so there are unlikely to be significant impacts on air.
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are likely to be environmental impacts on health and material assets but not on population.	Yes. If there are any environmental impacts these are likely to be significant.

H2(59) Dumbarton Cottage Hospital, Dumbarton		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	There are likely to be environmental impacts on climate as the site is within close proximity to an area of flooding; however, there are unlikely to be environmental impacts on the other receptors.	Yes. There could be significant impacts on climate.
Natural Resources	There are unlikely to be environmental impacts on any of these receptors	N/A
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are likely to be environmental impacts on health and material assets but not on population.	Yes. If there are any environmental impacts these are likely to be significant.

H2(61) Dalquhurn, Renton		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Development of this site is likely to have environmental impacts on biodiversity, flora and fauna and climate but is unlikely to have any impact on the other receptor.	Yes. The site is within a flood risk area, as well as being adjacent to an LNCS, therefore significant impacts could be possible in this regard.
Natural Resources	There could be environmental impacts on soil due to the site being vacant and derelict land but there are unlikely to be impacts on the	Yes. Development of the site will remove a large area of vacant and derelict land.

	other receptors.	
Historic Environment	The site is located within a WoSAS Trigger Location and is therefore likely to have environmental impacts on this receptor.	Yes, There may be environmental impacts on archaeology.
Social Environment	There could be environmental impacts on Health but unlikely to be any environmental impacts on the rest of the receptors	Yes. Part of the site is within the outer zone of an HSE consultation area.

H2(62) Littlemill Distillery, Bowling		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site is likely to have an environmental impact on climate. There are unlikely to be environmental impacts on the remaining receptors.	Yes. There could be significant impacts on climate as the site is within a flood risk area.
Natural Resources	The site is classified as vacant and derelict land so there could be environmental impacts on soils and water. The site, due to its size, is unlikely to have environmental impacts on air.	Yes. Redevelopment of the site will remove the site from being classified as vacant and derelict land, which is likely to have significant impacts. There is also likely to be soil and groundwater contamination. The site is also within walking distance of a public transport route so there are unlikely to be significant impacts on air.
Historic Environment	The site is located within a WoSAS Trigger Location and is therefore likely to have environmental impacts on this receptors.	Yes, There may be environmental impacts on archaeology.
Social Environment	There are likely to be environmental impacts on health and material assets but not on population.	Yes. If there are any environmental impacts these are likely to be significant.

H2 (63) Faifley Bowling Club, Faifley		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	There is likely to be an environmental impact on climate but there is unlikely to be environmental impacts on the other receptors due to the size of the site.	Yes. There could be significant impacts on climate.
Natural Resources	There are unlikely to be environmental on these receptors due to the size of the site.	N/A
Historic Environment	There will be no impacts on the Historic Environment	N/A
Social Environment	There are likely to be environmental impacts on material assets as redevelopment of the site will see the loss of an area of safeguarded open space.	Yes. Although this is a relatively small loss of safeguarded open space, it will reduce the amount of bowling greens within the area, which could have a significant impact.

H3(1) Auchentoshan, Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site is in close proximity to an area of Ancient Woodland, is adjacent to the Duntocher Burn and Wood LNCS and contains a Tree Preservation Order on it, so there are likely to be an environmental impact on biodiversity, flora and fauna. could be an	Yes. There is the likelihood for significant environmental impacts on biodiversity, but as the site is a brownfield site within the Greenbelt, redevelopment of this is not likely to have significant impact on landscape.

	impact on landscape as the site is within the Greenbelt.	
Natural Resources	The site is classified as vacant and derelict land; therefore there could be impacts on soils and water.	Due to the size of the site the positive impacts of redeveloping the site of the former occupational centre are unlikely to be significant and there is unlikely to be contamination due to the former use.
Historic Environment	There will be no impacts on the Historic Environment.	N/A
Social Environment	There are unlikely to be environmental impacts on these receptors due to the size of the site and the fact it is within walking distance of public transport.	N/A

H3(3) Dalreoch, Dumbarton		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Development of this site is likely to have environmental impacts on biodiversity, flora and fauna and climate but is unlikely to have any impact on the other receptor.	Yes. The site is within a flood risk area, as well as, being adjacent to an LNCS; therefore significant impacts could be possible in this regard.
Natural Resources	Due to the fact there are no environmental constraints within the site it is unlikely that there will be environmental impacts on these receptors.	N/A
Historic Environment	There will be no impacts on the historic environment.	N/A
Social Environment	Due to the fact there are no environmental constraints within the site it is unlikely that	N/A

	there will be environmental impacts on these receptors.	
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E1(1) Vale of Leven Industrial Estate		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site is likely to have environmental impacts on biodiversity, flora and fauna and climate.	Yes. Redevelopment of the site could have significant impacts on all of these receptors due to its proximity to the River Leven LNCS and it is within an area at risk of flooding.
Natural Resources	Development of the site is unlikely to have environmental impacts on these receptors as there is no evidence of contamination and, due to the size of the site and that it is within walking distance of a public transport stop, there are unlikely to be environmental impacts on air.	N/A
Historic Environment	Development of the site could have an impact on the Category A Listed Strathleven House. The south of the site is within or adjacent to a Wosas Trigger Location.	Yes. Development of the site could significantly impact on the setting of the listed building and the archaeological area.
Social Environment	There are unlikely to be environmental impacts on these receptors, mainly due to the size of the site and its current use.	N/A

E1(2) Vale of Leven Industrial Estate		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant

		cumulative or synergistic impact (yes/no) why?
Natural Features	Development of the site is unlikely to have environmental impacts on these receptors as there are no environmental constraints within the site.	N/A
Natural Resources	Development of the site is unlikely to have environmental impacts on these receptors as there is no evidence of contamination and, due to the size of the site and that it is within walking distance of a public transport stop, there are unlikely to be environmental impacts on air.	N/A
Historic Environment	Development of the site could have an impact on the Category A Listed Strathleven House.	Yes. Development of the site could significantly impact on the setting of the listed building.
Social Environment	The site is likely to have environmental impacts on health but not on the rest of the receptors due to the size of the site.	Yes. The majority of the site lies within the HSE Consultation Zone inner and outer zones.

E1 (3) Vale of Leven Industrial Estate		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Due to the size of the site and the fact there are no environmental constraints within or directly adjacent to the site, there are unlikely to be any environmental impacts.	N/A
Natural Resources	See above.	N/A
Historic Environment	See above.	N/A
Social Environment	See above.	N/A

E1 (6) Clydebank Industrial Estate, Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Development of the site could have an impact on biodiversity, flora and fauna and climate. There are unlikely to be environmental impacts on landscape.	Development of the site could have a significant impact on the Inner Clyde SPA and SSSI and it is within an area at risk of flooding.
Natural Resources	Due to the size of the site and the fact there are no environmental constraints within or directly adjacent to the site, there are unlikely to be any environmental impacts on these receptors.	N/A
Historic Environment	There will be no environmental impacts on these receptors.	N/A
Social Environment	Due to the size of the site and the fact there are no environmental constraints within or directly adjacent to the site, there are unlikely to be any environmental impacts on these receptors.	N/A

E1 (7) Cable Depot Road, Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	See assessment within Delivering our Places, Queens Quay Policy 2.	

Natural Resources		
Historic Environment		
Social Environment		

E1(8) Rothesay Dock, Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Development of the site could have an impact on biodiversity, flora and fauna and climate. There are unlikely to be environmental impacts on landscape.	Development of the site could have a significant impact on the Inner Clyde SPA and SSSI and it is within an area at risk of flooding.
Natural Resources	The site is adjacent to the River Clyde and there could have environmental impacts on water. There is also the potential for soil contamination but there is unlikely to be environmental impacts on air as the site is within walking distance of public transport.	Yes. These impacts are likely to be significant.
Historic Environment	There will be no environmental impacts on these receptors.	N/A
Social Environment	The site is likely to have environmental impacts on health but not on the rest of the receptors due to the size of the site.	Yes. The majority of the site lies within the HSE Consultation Zone outer zone.

E1(10) John Knox Street, Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site is likely to have environmental impacts on climate. Due to the fact there are no environmental constraints within or directly adjacent to the site, there are unlikely to be any environmental impacts on biodiversity, flora and fauna and landscape.	Yes. The site is within an area at risk of flooding.
Natural Resources	The site is classified as vacant and derelict land; therefore, there is the potential for contamination but there is unlikely to be environmental impacts on air as the site is within walking distance of public transport.	Yes. These impacts are likely to be significant.
Historic Environment	There will be no environmental impacts on these receptors.	N/A
Social Environment	The site is likely to have environmental impacts on health but not on the rest of the receptors due to the size of the site.	Yes. The majority of the site lies within the HSE Consultation Zone, middle and outer zones.

E1(11) Main Street, Jamestown		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Development of this site is likely to have environmental impacts on climate but is unlikely to have any impact on the other	Yes. The site is within a flood risk area and there could be significant impacts in this regard.

	receptors due to the size of the site	
Natural Resources	There could be environmental impacts on soil due to the site being vacant and derelict land but there are unlikely to be impacts on the other receptors.	No. due to the size of the site these are unlikely to be significant.
Historic Environment	There will be no impacts on the historic environment.	n/a
Social Environment	There are unlikely to be environmental impacts on these receptors due to the size of the site and that it is within walking distance of a public transport stop.	n/a

E1(12) North Kilmalid		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site is likely to have environmental impacts on biodiversity, flora and fauna and climate.	Yes. Redevelopment of the site could have significant impacts on all of these receptors due to its proximity to the Ballantines Grassland LNCS and it is within an area at risk of flooding.
Natural Resources	Development of the site is unlikely to have environmental impacts on these receptors as there is no evidence of contamination and, due to the size of the site and that it is within walking distance of a public transport stop, there are unlikely to be environmental impacts on air.	N/A
Historic Environment	There will be no environmental impacts on these receptors.	N/A
Social Environment	The site is likely to have environmental impacts	Yes. The majority of the site lies within the HSE

	on health but not on the rest of the receptors due to the size of the site.	Consultation Zone, inner, middle and outer zones.
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E1(13) Lomond Industrial Estate, Alexandria		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	The site is likely to have environmental impacts on biodiversity, flora and fauna and climate.	Yes. Redevelopment of the site could have significant impacts on all of these receptors due to its proximity to the River Leven LNCS and it is within an area at risk of flooding.
Natural Resources	Development of the site is unlikely to have environmental impacts on these receptors as there is no evidence of contamination and, due to the size of the site and that it is within walking distance of a public transport stop, there are unlikely to be environmental impacts on air.	N/A
Historic Environment	There will be no environmental impacts on these receptors.	N/A
Social Environment	Due to the fact there are no environmental constraints within or directly adjacent to the site, there are unlikely to be any environmental impacts on these receptors	N/A

E1(14) Hamilton Street, Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	Due to the fact there are no environmental constraints within or directly adjacent to the site, there are unlikely to be any environmental impacts on these receptors.	N/A
Natural Resources	Due to the fact there are no environmental constraints within or directly adjacent to the site, there are unlikely to be any environmental impacts on these receptors.	N/A
Historic Environment	There will be no environmental impacts on these receptors.	N/A
Social Environment	The site is likely to have environmental impacts on health but not on the rest of the receptors due to the size of the site.	Yes. The majority of the site lies within the HSE Consultation Zone, middle and outer zones.

E1(15) Land to West of Garth Street (Plots 4 and 5), Clydebank		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	See assessment within Delivering our Places, Queens Quay Policy 1.	
Natural Resources		
Historic Environment		
Social Environment		

E1(16) Esso, Bowling		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	See assessment within Delivering our Places, Esso, Bowling.	
Natural Resources		
Historic Environment		
Social Environment		

E1(17) Carless, Old Kilpatrick		
Components	Will there be an Environmental Impact?	Significant Impact (Yes/No/Don't Know) Why? If no, could the impact become a significant cumulative or synergistic impact (yes/no) why?
Natural Features	See assessment within Delivering our Places, Carless, Old Kilpatrick.	
Natural Resources		
Historic Environment		
Social Environment		

APPENDIX G: FULL STAGE 2 POLICY AND PROPOSALS ASSESSMENT RESULTS

Key:	Significant Positive = Green	Significant Positive/Negative = Amber	Significant Negative = Red	Unknown = White
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Spatial Strategy: Delivering Our Places – Queens Quay Policy 1: Land to the West of Garth Street (Plots 4, 5)			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Development of the site could have significant negative impacts on the Inner Clyde SPA in terms of construction or operational disturbance to the qualifying interests of the SPA. Overall, it is likely that there could be significant negative impacts.	Development of the site must ensure that there are no adverse effects on the integrity of the Inner Clyde SPA. The HRA has required the plan indicates that development associated within this policy is mitigated by requiring the following statement: “Proposals for development must be accompanied by an expert assessment to inform a project-level Habitats Regulations Appraisal (HRA). This may require a study of redshank behaviour in the affected area of the SPA, which is likely to involve survey over at least one overwintering season. Pre-application discussion with SNH
Natural Features			

			<p>regarding preparation of the assessment is recommended. Account should also be taken of the HRA of this Proposed Plan, including measures potentially required to address disturbance both during construction and operation of the development.</p> <p>The Council as 'Competent Authority' will carry out the HRA. If it is concluded that the proposal is likely to have a significant effect, the Council must then undertake an Appropriate Assessment of the implications of the development for the conservation interests for which the area has been designated. Development which could harm an internationally important site will only be approved in exceptional circumstances.</p> <p>Should this be the case then there are likely to be significant positive impacts as the qualifying interests of this part of the SPA will be protected.</p>
	Climate	Development of the site could have significant negative impacts on climate as the site has a	The developer will be required to investigate the flooding issues

		<p>probability of coastal and on site flooding due to its location adjacent to the River Clyde. The site is within walking distance of a bus stop on Aurora Avenue; however, the provision of public transport has not been provided yet and is the result of operational requirements for bus operators.</p> <p>Overall, development of the site is likely to have significant positive and negative environmental impacts.</p>	<p>further through an FRA and contact with SEPA at an early stage is required to formulate any flood mitigation measures that may be needed. It is not possible to predict what the impact after mitigation will be as the results of the FRA and SEPA's advice and mitigation requirements are unknown.</p> <p>As the only mitigation available for public transport is the provision of bus services by an operator, this is difficult to provide as it is out with the gift of the developer and Council. Once Queens Quay starts to be built it is hoped that there will be enough capacity to enable private operators to provide the bus service to use the infrastructure already provided in close proximity to this site.</p>
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	The site is within walking distance of a bus stop on Aurora Avenue; however, the provision of public transport has not been provided yet and is the result of operational requirements for bus operators. As there is no bus service this has resulted in people still using the car to access Queens Quay, which will continue to be the primary method of access to the	As the only mitigation available for public transport is the provision of bus services by an operator, this is difficult to provide as it is out with the gift of the developer and Council. Once Queens Quay starts to be built it

		<p>site.</p> <p>Overall, development of the site is likely to have significant positive and negative environmental impacts.</p>	<p>is hoped that there will be enough capacity to enable private operators to provide the bus service to use the infrastructure already provided in close proximity to this site.</p>
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	<p>The site is within walking distance of a bus stop on Aurora Avenue; however, the provision of public transport has not been provided yet and is the result of operational requirements for bus operators. As there is no bus service this has resulted in people still using the car to access Queens Quay, which will continue to be the primary method of access to the site.</p> <p>Overall, the development of the site will have significant positive and negative environmental impacts on health.</p>	<p>As the only mitigation available for public transport is the provision of bus services by an operator, this is difficult to provide as it is out with the gift of the developer and Council. Once Queens Quay starts to be built it is hoped that there will be enough capacity to enable private operators to provide the bus service to use the infrastructure already provided in close proximity to this site.</p>
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		<p>In the short term, there are likely to be significant negative impacts associated with development of the site, however, these should ease in the medium term, as it is anticipated that the both significant positive and negative impacts will occur. In the long</p>	
Medium Term Impacts			
Long Term Impacts			

	term, there are likely to be significant positive impacts if the mitigation and enhancements methods are taken into account.
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Spatial Strategy: Delivering Our Places – Queens Quay Policy 2: Cable Depot Road			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Development of the site could have significant negative impacts on the Inner Clyde SPA in terms of construction or operational disturbance to the qualifying interests of the SPA. Overall, it is likely that there could be significant negative impacts.	Development of the site must ensure that there are no adverse effects on the integrity of the Inner Clyde SPA. The HRA has required the plan indicates that development associated within this policy is mitigated by requiring the following statement: “Proposals for development must be accompanied by an expert assessment to inform a project-level Habitats Regulations Appraisal (HRA). This may require a study of redshank behaviour in the affected area of the SPA, which is likely to involve survey over at least one overwintering season. Pre-application discussion with SNH regarding preparation of the
Natural Features			

			<p>assessment is recommended. Account should also be taken of the HRA of this Proposed Plan, including measures potentially required to address disturbance both during construction and operation of the development.</p> <p>The Council as 'Competent Authority' will carry out the HRA. If it is concluded that the proposal is likely to have a significant effect, the Council must then undertake an Appropriate Assessment of the implications of the development for the conservation interests for which the area has been designated. Development which could harm an internationally important site will only be approved in exceptional circumstances.</p> <p>”</p> <p>Should this be the case then there are likely to be significant positive impacts as the qualifying interests of this part of the SPA will be protected.</p>
	Climate	Development of the site could have significant negative impacts on climate as the site has a	The developer will be required to investigate the flooding issues

		<p>probability of coastal and on site flooding due to its location adjacent to the River Clyde. The site is not within walking distance of a bus stop. Dalmuir Train Station and amenities.</p> <p>Overall, development of the site is likely to have significant negative environmental impacts.</p>	<p>further through an FRA and contact with SEPA at an early stage is required to formulate any flood mitigation measures that may be needed. It is not possible to predict what the impact after mitigation will be as the results of the FRA and SEPA's advice and mitigation requirements are unknown.</p> <p>The lack of public transport to this part of Queens Quay would be solved by extending the public transport infrastructure planned for the rest of Queens Quay to Cable Depot Road and onwards to the Golden Jubilee Hospital and a bus operator providing this service.</p> <p>Should this occur, then there are likely to be significant positive and negative impacts on climate even with mitigation.</p>
Natural Resources	Soil	<p>The potential for soil contamination is likely for development within Cable Depot Road. Any development of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soil.</p>	<p>Contaminated soil should be treated, where possible, by the remediation and/or removal of contaminated soil etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the</p>

			mitigation and enhancement measures are provided.
	Air	The site is not a public transport route and is a significant distance from Dalmuir Train Station. As the hospital specialises in cardiac and orthopaedic care, expansion of the hospital could potentially increase the number of private cars within the area, which is likely to have significant negative impacts on air quality.	<p>The developer will be required to investigate the flooding issues further through an FRA and contact with SEPA at an early stage is required to formulate any flood mitigation measures that may be needed. It is not possible to predict what the impact after mitigation will be as the results of the FRA and SEPA's advice and mitigation requirements are unknown.</p> <p>The lack of public transport to this part of Queens Quay would be solved by extending the public transport infrastructure planned for the rest of Queens Quay to Cable Depot Road and onwards to the Golden Jubilee Hospital and a bus operator providing this service.</p> <p>Should this occur, then there are likely to be significant positive and negative impacts on climate even with mitigation.</p>
	Water	The potential for groundwater contamination within Cable Depot Road is likely. Any development of the site should aim to treat or remove any sources of	Contaminated groundwater should be treated, where possible, by the remediation

		ground contamination that can impact on ground water resources. Should potentially contaminated groundwater be treated or removed, then it is likely that there would be significant positive impacts on groundwater resources.	and/or removal of contaminated groundwater etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The site has a WoSAS trigger location within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on this archaeological site/area.	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's advice and mitigation requirements are unknown.
Social Environment	Health	The treatment and/or removal of potentially contaminated soil and groundwater are likely to have significant positive impacts on human health. Overall, the development of the site will have significant positive environmental impacts on health.	Contaminated soil and groundwater should be treated, where possible, by the remediation and/or removal in discussions with Environmental Health. This is likely to have significant positive impacts. Overall, there would likely to be significant positive impacts even with mitigation.

	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short term, there are likely to be significant negative impacts associated with development of the site, however, these should ease in the medium term, as it is anticipated that the both significant positive and negative impacts will occur. In the long term, there are likely to be significant positive impacts if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

Spatial Strategy: Delivering Our Places – Esso Bowling City Deal Site Policy 1: Approved Types of Development			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Development of the site could have significant negative impacts on the Inner Clyde SPA in terms of construction or operational disturbance to the qualifying interests of the SPA. Overall, it is likely that there could be significant negative impacts.	Development of the site must ensure that there are no adverse effects on the integrity of the Inner Clyde SPA. The HRA has required the plan indicates that development associated within this policy is mitigated by requiring the following statement: “Proposals for development must be accompanied by an expert assessment to inform a project-level Habitats Regulations Appraisal (HRA). This may require a study of redshank
Natural Features			

			<p>behaviour in the affected area of the SPA, which is likely to involve survey over at least one overwintering season. Pre-application discussion with SNH regarding preparation of the assessment is recommended. Account should also be taken of the HRA of this Proposed Plan, including measures potentially required to address disturbance both during construction and operation of the development.</p> <p>The Council as 'Competent Authority' will carry out the HRA. If it is concluded that the proposal is likely to have a significant effect, the Council must then undertake an Appropriate Assessment of the implications of the development for the conservation interests for which the area has been designated. Development which could harm an internationally important site will only be approved in exceptional circumstances."</p> <p>Should this be the case then there are likely to be significant</p>
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			positive impacts as the qualifying interests of this part of the SPA will be protected.
	Climate	<p>Development of the site could have significant negative impacts on climate as the site has a probability of coastal and on site flooding due to its location adjacent to the River Clyde. The site is not within walking distance of a bus stop.</p> <p>Overall, development of the site is likely to have significant negative environmental impacts.</p>	<p>The developer will be required to investigate the flooding issues further through an FRA and contact with SEPA at an early stage is required to formulate any flood mitigation measures that may be needed. It is not possible to predict what the impact after mitigation will be as the results of the FRA and SEPA's advice and mitigation requirements are unknown.</p> <p>Public transport infrastructure would be required to be provided within the site to enable different modes of active travel. This would however be dependent on a bus operator providing a service, but this is considered to be possible by re-routing existing services through the new road.</p> <p>Should this mitigation be taken forward and a bus operator is willing to run a service through the site then there is likely to be significant positive and negative environmental impacts.</p>

Natural Resources	Soil	The potential for soil contamination is likely for development within the site. Any development of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soil.	Contaminated soil should be treated, where possible, by the remediation and/or removal of contaminated soil etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
	Air	The site is not within walking distance of a bus stop.	Public transport infrastructure would be required to be provided within the site to enable different modes of active travel within the site. This would however be dependent on a bus operator providing a service, but this is considered to be possible by re-routing existing services through the new road. Should this mitigation be taken forward and a bus operator is willing to run a service through the site then there is likely to be significant positive and negative environmental impacts.
	Water	The potential for groundwater contamination within the site is likely. Any development of the site should aim to treat or remove any sources of ground contamination that can impact on ground water resources. Should potentially contaminated groundwater be treated or removed, then it is likely	Contaminated groundwater should be treated, where possible, by the remediation and/or removal of contaminated groundwater etc and in discussions with Environmental

		that there would be significant positive impacts on groundwater resources.	Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
Historic Environment	Listed Buildings	<p>Development of the site could have an impact on the Category B Dunglass Castle and its setting, which if not carefully undertaken, could have a significant adverse impact on the listed building. Reuse of the Listed Building, could have significant positive impacts if they are sensitively undertaken.</p> <p>However as development proposals are currently unknown at this stage, it is sensible to determine that there may be significant positive and negative impacts.</p>	<p>Any development affecting Dunglass Castle will required to ensure that the building is not adversely impacted upon and is in accordance with Policy BE2 of this plan. Development proposals, where appropriate, should aim to enhance the Castle itself and restore areas which have been subject to neglect in discussions with Historic Environment Scotland.</p> <p>Should these mitigation measures be undertaken then it is likely that there will be significant positive impacts.</p>
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The site has a WoSAS trigger location within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on this archaeological site/area.	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's

			advice and mitigation requirements are unknown.
Social Environment	Health	<p>The treatment and/or removal of potentially contaminated soil and groundwater are likely to have significant positive impacts on human health.</p> <p>The site is not within walking distance of a bus stop.</p> <p>Overall, the development of the site will have significant positive and negative environmental impacts on health.</p>	<p>Contaminated soil and groundwater should be treated, where possible, by the remediation and/or removal in discussions with Environmental Health. This is likely to have significant positive impacts.</p> <p>Public transport infrastructure would be required to be provided within the site to enable different modes of active travel within the site. This would however be dependent on a bus operator providing a service, but this is considered to be possible by re-routing existing services through the new road.</p> <p>Should this mitigation be taken forward and a bus operator is willing to run a service through the site then there is likely to be significant positive and negative environmental impacts.</p> <p>Overall, there would likely to be significant positive impacts.</p>

	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	<p>The site is not within walking distance of a bus stop therefore, significant positive impacts may result.</p> <p>New green infrastructure is likely to add to the amount of quality open space within West Dunbartonshire and the overall green network thus having significant positive impacts</p> <p>Overall there are likely to be significant positive/negative impacts</p>	<p>Public transport infrastructure would be required to be provided within the site to enable different modes of active travel within the site. This would however be dependent on a bus operator providing a service, but this is considered to be possible by re-routing existing services through the new road.</p> <p>Should this mitigation be taken forward and a bus operator is willing to run a service through the site then there is likely to be significant positive and negative environmental impacts.</p> <p>Should this mitigation be taken forward and a bus operator is willing to run a service through the site then there is likely to be significant positive and negative environmental impacts.</p>
Short Term Impacts		In the short term, there are likely to be significant negative impacts associated with development of the site, however, these should ease in the medium term, as it is anticipated that the both significant positive and negative impacts will occur. In the long term, there are likely to be significant positive impacts if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

Spatial Strategy: Delivering Our Places – Esso Bowling City Deal Site Policy 2: Infrastructure Requirements – Roads, Walking, Cycling and Public Transport			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Development of the walking, cycling and public transport and roads could have significant negative impacts on the Inner Clyde SPA in terms of construction or operational disturbance to the qualifying interests of the SPA. Overall, it is likely that there could be significant negative impacts.	Development of the walking, cycling and public transport and roads road must ensure that there are no adverse effects on the integrity of the Inner Clyde SPA. The HRA has required the plan indicates that development associated within this policy is mitigated by requiring the following statement: “Proposals for development must be accompanied by an expert assessment to inform a project-level Habitats Regulations Appraisal (HRA). This may require a study of redshank behaviour in the affected area of the SPA, which is likely to involve survey over at least one overwintering season. Pre-application discussion with SNH regarding preparation of the assessment is recommended. Account should

			<p>also be taken of the HRA of this Proposed Plan, including measures potentially required to address disturbance both during construction and operation of the development.”</p> <p>The Council as ‘Competent Authority’ will carry out the HRA. If it is concluded that the proposal is likely to have a significant effect, the Council must then undertake an Appropriate Assessment of the implications of the development for the conservation interests for which the area has been designated. Development which could harm an internationally important site will only be approved in exceptional circumstances.”</p> <p>Should this be the case then there are likely to be significant positive impacts as the qualifying interests of this part of the SPA will be protected.</p>
	Climate	Development of the walking, cycling and public transport and roads could have significant negative impacts on climate as the site has a probability of coastal and on site flooding due to its location adjacent to the River Clyde.	The developer will be required to investigate the flooding issues further through an FRA and contact with SEPA at an early stage is required to formulate any

		<p>Development of a road could also encourage use by motor vehicles using the route as an alternative to the A82 and also to the development itself.</p> <p>Overall, development of the site is likely to have significant negative environmental impacts.</p>	<p>flood mitigation measures that may be needed. It is not possible to predict what the impact after mitigation will be as the results of the FRA and SEPA's advice and mitigation requirements are unknown.</p> <p>To mitigate against the potential rise in traffic using the new route and development on site, public transport infrastructure and bus services would be required to be provided. However, this would be dependent on bus operator willing to run a service through the site.</p> <p>Even providing public transport, it is unlikely that there will be a reduction in traffic going through the site using the road as a relief from the A82. Therefore, then there is likely to be significant positive and negative environmental impacts with these mitigation measures.</p>
Natural Resources	Soil	The potential for soil contamination is likely for development within the site. Any development of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is	Contaminated soil should be treated, where possible, by the remediation and/or removal of contaminated soil etc and in discussions with Environmental

		likely that there would be significant positive impacts on soil.	Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
	Air	<p>Development of a road could also encourage use by motor vehicles using the route as an alternative to the A82 and also to the development itself, which is likely to have significant negative environmental impacts.</p> <p>Overall, development of the site is likely to have significant negative environmental impacts.</p>	<p>To mitigate against the potential rise in traffic using the new route and development on site, public transport infrastructure and bus services would be required to be provided. However, this would be dependent on bus operator willing to run a service through the site.</p> <p>Even providing public transport, it is unlikely that there will be a be reduction in traffic going through the site using the road as a relief from the A82. Therefore, then there is likely to be significant positive and negative environmental impacts with these mitigation measures.</p>
	Water	The potential for groundwater contamination within the site is likely. Any development of the site should aim to treat or remove any sources of ground contamination that can impact on ground water resources. Should potentially contaminated groundwater be treated or removed, then it is likely that there would be significant positive impacts on groundwater resources.	Contaminated groundwater should be treated, where possible, by the remediation and/or removal of contaminated groundwater etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement

			measures are provided.
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The site has a WoSAS trigger location within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on this archaeological site/area.	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's advice and mitigation requirements are unknown.
Social Environment	Health	<p>The treatment and/or removal of potentially contaminated soil and groundwater are likely to have significant positive impacts on human health.</p> <p>Development of a road could also encourage use by motor vehicles using the route as an alternative to the A82 and also to the development itself, which is likely to have significant negative environmental impacts.</p> <p>By providing cycling and walking paths within the site with connections outwith is likely to have significant positive impacts on health.</p> <p>Overall, the development of the site will have significant positive and negative environmental impacts on health.</p>	<p>Contaminated soil and groundwater should be treated, where possible, by the remediation and/or removal in discussions with Environmental Health. This is likely to have significant positive impacts.</p> <p>To mitigate against the potential rise in traffic using the new route and development on site, public transport infrastructure and bus services would be required to be provided. However, this would be dependent on bus operator willing to run a service through the site.</p>

			<p>Even providing public transport, it is unlikely that there will be a net reduction in traffic going through the site using the road as a relief from the A82. Therefore, then there is likely to be significant positive and negative environmental impacts with these mitigation measures.</p> <p>Overall, there would likely to be significant positive and negative impacts.</p>
Population	Screened out at Stage 1 Assessment	N/A	
Material Assets	<p>The site is not within walking distance of a bus stop therefore, significant positive impacts may result.</p> <p>New green infrastructure is likely to add to the amount of quality open space within West Dunbartonshire and the overall green network thus having significant positive impacts</p> <p>Overall there are likely to be significant positive/negative impacts</p>	<p>To mitigate against the potential rise in traffic using the new route and development on site, public transport infrastructure and bus services would be required to be provided. However, this would be dependent on bus operator willing to run a service through the site.</p> <p>Even providing public transport, it is unlikely that there will be a net reduction in traffic going through the site using the road as a relief from the A82. Therefore, then</p>	

			<p>there is likely to be significant positive and negative environmental impacts with these mitigation measures.</p> <p>Overall, there would likely to be significant positive and negative impacts.</p>
Short Term Impacts		<p>In the short term, there are likely to be significant negative impacts associated with development of the site, however, these should ease in the medium term, as it is anticipated that the both significant positive and negative impacts will occur. In the long term, there are likely to be significant positive impacts if the mitigation and enhancements methods are taken into account.</p>	
Medium Term Impacts			
Long Term Impacts			

Spatial Strategy: Delivering Our Places – Esso Bowling City Deal Site Policy 3: Green Network and Green Infrastructure			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	<p>The provision of green infrastructure within the site could have significant positive and negative impacts on the Inner Clyde SPA. Any alteration to habitats could have an impact on Redshank but conversely providing new green infrastructure in the site could also add to the feeding and nesting grounds.</p> <p>Green infrastructure could also have significant positive impacts as it would enable the creation of new habitats which may have direct and indirect impacts on this receptor.</p> <p>Overall, there are likely to be significant positive and negative impacts.</p>	<p>Development of green infrastructure must ensure that there are no adverse effects on the integrity of the Inner Clyde SPA.</p> <p>The HRA has required the plan indicates that development associated within this policy is mitigated by requiring the following statement:</p> <p>“Proposals for development must be accompanied by an expert assessment to inform a project-level Habitats Regulations Appraisal (HRA). This may require a study of redshank behaviour in the affected area of the SPA, which is likely to involve survey over at least one overwintering season. Pre-application discussion with SNH regarding preparation of the assessment is recommended. Account should also be taken of the HRA of this Proposed Plan, including</p>

			<p>measures potentially required to address disturbance both during construction and operation of the development.</p> <p>The Council as 'Competent Authority' will carry out the HRA. If it is concluded that the proposal is likely to have a significant effect, the Council must then undertake an Appropriate Assessment of the implications of the development for the conservation interests for which the area has been designated. Development which could harm an internationally important site will only be approved in exceptional circumstances."</p> <p>Should this be the case then there are likely to be significant positive impacts as the qualifying interests of this part of the SPA will be protected.</p>
	Climate	Introducing green infrastructure is likely to help to provide natural solutions to address climate change and is therefore likely to have significant positive impacts.	N/A
Natural Resources	Soil	Creating green infrastructure resources may have significant positive impacts on soils in terms of	N/A

		reusing vacant land or using to cap contaminated land and use it as a resource. In this instance, there is likely to be significant positive impacts	
	Air	Introducing green infrastructure is likely to help to provide natural solutions to address climate change and is therefore likely to have significant positive impacts.	N/A
	Water	Green infrastructure can also help with natural drainage and can be used in tandem with SUDS to reduce the amount of flooding on site. This can have significant positive impacts in this regard	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Introducing green infrastructure is likely to help to provide areas for active recreation in a site that has not been open to the general public in years with corresponding significant positive impacts on healthy recreation.	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	New green infrastructure is likely to add to the amount of quality open space within West Dunbartonshire and the overall green network thus having significant positive impacts	N/A
Short Term Impacts		It is likely that there will significant positive environmental impacts over the short, medium and long terms as a result of the implementation of this policy.	
Medium Term Impacts			
Long Term Impacts			

Spatial Strategy: Delivering Our Places – Scott’s Yard Policy 1: Approved Types of Development			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Development of the site could have significant negative impacts on the Inner Clyde SPA in terms of construction or operational disturbance to the qualifying interests of the SPA. Overall, it is likely that there could be significant negative impacts.	<p>Development of the site must ensure that there are no adverse effects on the integrity of the Inner Clyde SPA.</p> <p>The HRA has required the plan indicates that development associated within this policy is mitigated by requiring the following statement:</p> <p>“Proposals for development must be accompanied by an expert assessment to inform a project-level Habitats Regulations Appraisal (HRA). This may require a study of redshank behaviour in the affected area of the SPA, which is likely to involve survey over at least one overwintering season. Pre-application discussion with SNH regarding preparation of the assessment is recommended. Account should also be taken of the HRA of this Proposed Plan, including measures potentially required to</p>

			<p>address disturbance both during construction and operation of the development.</p> <p>The Council as 'Competent Authority' will carry out the HRA. If it is concluded that the proposal is likely to have a significant effect, the Council must then undertake an Appropriate Assessment of the implications of the development for the conservation interests for which the area has been designated. Development which could harm an internationally important site will only be approved in exceptional circumstances."</p> <p>Should this be the case then there are likely to be significant positive impacts as the qualifying interests of this part of the SPA will be protected.</p>
	Climate	<p>Development of the site could have significant negative impacts on climate as the site has a probability of coastal and on site flooding due to its location adjacent to the River Clyde. The site is not within walking distance of a bus stop.</p> <p>Overall, development of the site is likely to have</p>	<p>The developer will be required to investigate the flooding issues further through an FRA and contact with SEPA at an early stage is required to formulate any flood mitigation measures that may be needed. It is not possible</p>

		significant negative environmental impacts.	<p>to predict what the impact after mitigation will be as the results of the FRA and SEPA's advice and mitigation requirements are unknown.</p> <p>Public transport infrastructure would be required to be provided within the site to enable different modes of active travel within the site. This would however be dependent on a bus operator providing a service, but this is considered to be possible by re-routing existing services through the new road.</p> <p>Should this mitigation be taken forward and a bus operator is willing to run a service through the site then there is likely to be significant positive and negative environmental impacts.</p>
Natural Resources	Soil	The potential for soil contamination is likely for development within the site. Any development of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soil.	Contaminated soil should be treated, where possible, by the remediation and/or removal of contaminated soil etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.

	Air	The site is not within walking distance of a bus stop.	Public transport infrastructure would be required to be provided within the site to enable different modes of active travel within the site. This would however be dependent on a bus operator providing a service, but this is considered to be possible by re-routing existing services through the new road. Should this mitigation be taken forward and a bus operator is willing to run a service through the site then there is likely to be significant positive and negative environmental impacts.
	Water	The potential for groundwater contamination within the site is likely. Any development of the site should aim to treat or remove any sources of ground water contamination that can impact on ground water resources. Should potentially contaminated groundwater be treated or removed, then it is likely that there would be significant positive impacts on groundwater resources.	Contaminated groundwater should be treated, where possible, by the remediation and/or removal of contaminated groundwater etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
Historic Environment	Listed Buildings	Development of the site could have an impact on the Category B Dunglass Castle and its setting, which if not carefully undertaken, could have a significant adverse impact on the listed building. Reuse of the Listed Building, could have significant positive	Any development affecting Dunglass Castle will required to ensure that the building is not adversely impacted upon and is in accordance with Policy BE2 of

		<p>impacts if they are sensitively undertaken.</p> <p>However as development proposals are currently unknown at this stage, it is sensible to determine that there may be significant positive and negative impacts.</p>	<p>this plan. Development proposals, where appropriate, should aim to enhance the Castle itself and restore areas which have been subject to neglect in discussions with Historic Environment Scotland.</p> <p>Should these mitigation measures be undertaken then it is likely that there will be significant positive impacts.</p>
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	<p>The treatment and/or removal of potentially contaminated soil and groundwater are likely to have significant positive impacts on human health.</p> <p>The site is not within walking distance of a bus stop.</p> <p>Overall, the development of the site will have significant positive and negative environmental impacts on health.</p>	<p>Contaminated soil and groundwater should be treated, where possible, by the remediation and/or removal in discussions with Environmental Health. This is likely to have significant positive impacts.</p> <p>Public transport infrastructure would be required to be provided within the site to enable different modes of active travel within the site. This would however be dependent on a bus operator providing a service, but this is</p>

			<p>considered to be possible by re-routing existing services through the new road.</p> <p>Should this mitigation be taken forward and a bus operator is willing to run a service through the site then there is likely to be significant positive and negative environmental impacts.</p> <p>Overall, there would likely to be significant positive impacts.</p>
Population	Screened out at Stage 1 Assessment		N/A
Material Assets	<p>The site is not within walking distance of a bus stop therefore, significant positive impacts may result.</p> <p>New green infrastructure is likely to add to the amount of quality open space within West Dunbartonshire and the overall green network thus having significant positive impacts</p> <p>Overall there are likely to be significant positive/negative impacts</p>		<p>Public transport infrastructure would be required to be provided within the site to enable different modes of active travel within the site. This would however be dependent on a bus operator providing a service, but this is considered to be possible by re-routing existing services through the new road.</p> <p>Should this mitigation be taken forward and a bus operator is willing to run a service through the site then there is likely to be significant positive negative</p>

			environmental impacts.
Short Term Impacts	In the short term, there are likely to be significant negative impacts associated with development of the site, however, these should ease in the medium term, as it is anticipated that the both significant positive and negative impacts will occur. In the long term, there are likely to be significant positive and negative impacts if the mitigation and enhancements methods are taken into account.		
Medium Term Impacts			
Long Term Impacts			

Spatial Strategy: Delivering Our Places – Carless Policy 1: Business and Industrial Development			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	<p style="color: red;">Development of the site could have significant negative impacts on the Inner Clyde SPA in terms of construction or operational disturbance to the qualifying interests of the SPA and SSSI. Overall, it is likely that there could be significant negative impacts.</p> <p style="color: red;">There could also be disturbance to the locally important wildlife corridors from construction and operation of this part of the site.</p>	<p>Development of the site must ensure that there are no adverse effects on the integrity of the Inner Clyde SPA and SSSI. There must also be no adverse impact on the locally important wildlife corridor.</p> <p>The HRA has required the plan indicates that development associated within this policy is mitigated by requiring the following statement:</p> <p>“Proposals for development must be accompanied by an expert assessment to inform a project-level Habitats Regulations</p>

			<p>Appraisal (HRA). This may require a study of redshank behaviour in the affected area of the SPA, which is likely to involve survey over at least one overwintering season. Pre-application discussion with SNH regarding preparation of the assessment is recommended. Account should also be taken of the HRA of this Proposed Plan, including measures potentially required to address disturbance both during construction and operation of the development.</p> <p>The Council as 'Competent Authority' will carry out the HRA. If it is concluded that the proposal is likely to have a significant effect, the Council must then undertake an Appropriate Assessment of the implications of the development for the conservation interests for which the area has been designated. Development which could harm an internationally important site will only be approved in exceptional circumstances."</p>
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			Should this be the case then there are likely to be significant positive impacts as the qualifying interests of this part of the SPA will be protected.
	Climate	<p>Development of the site could have significant negative impacts on climate as the site has a probability of coastal and on site flooding due to its location adjacent to the River Clyde.</p> <p>The site is within walking distance of a bus stop on Dunbarton Road at the entrance to Carless.</p> <p>Overall, development of the site is likely to have significant positive and negative environmental impacts.</p>	The developer will be required to investigate the flooding issues further through an FRA and contact with SEPA at an early stage is required to formulate any flood mitigation measures that may be needed. It is not possible to predict what the impact after mitigation will be as the results of the FRA and SEPA's advice and mitigation requirements are unknown.
Natural Resources	Soil	The potential for soil contamination is likely for development within the site. Any development of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soil.	Contaminated soil should be treated, where possible, by the remediation and/or removal of contaminated soil etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
	Air	The site is within walking distance of a bus stop on Dumbarton Road at the entrance to Carless. Therefore, there are likely to be significant positive impacts in this regard.	N/A

	Water	The potential for groundwater contamination within the site is likely. Any development of the site should aim to treat or remove any sources of ground contamination that can impact on ground water resources. Should potentially contaminated groundwater be treated or removed, then it is likely that there would be significant positive impacts on groundwater resources.	Contaminated groundwater should be treated, where possible, by the remediation and/or removal of contaminated groundwater etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The site has a WoSAS trigger location within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on this archaeological site/area.	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's advice and mitigation requirements are unknown.
Social Environment	Health	The treatment and/or removal of potentially contaminated soil and groundwater are likely to have significant positive impacts on human health. The site is within walking distance of a bus stop. Overall, the development of the site will have significant positive environmental impacts on health.	Contaminated soil and groundwater should be treated, where possible, by the remediation and/or removal in discussions with Environmental Health. This is likely to have significant positive impacts.

			Overall, there would likely to be significant positive impacts.
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short term, there are likely to be significant positive and negative impacts associated with development of the site, however, these should ease in the medium term, as it is anticipated that significant positive impacts will occur. In the long term, there are likely to be significant positive impacts if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

Spatial Strategy: Delivering Our Places – Carless Policy 2: Mixed Use Development			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Development of the site could have significant negative impacts on the Inner Clyde SPA in terms of construction or operational disturbance to the qualifying interests of the SPA and SSSI. Overall, it is likely that there could be significant negative impacts. There could also be disturbance to the locally important wildlife corridors from construction and operation of this part of the site.	Development of the site must ensure that there are no adverse effects on the integrity of the Inner Clyde SPA and SSSI. There must also be no adverse impact on the locally important wildlife corridor. The HRA has required the plan indicates that development associated within this policy is mitigated by requiring the following statement: “Proposals for development must

			<p>be accompanied by an expert assessment to inform a project-level Habitats Regulations Appraisal (HRA). This may require a study of redshank behaviour in the affected area of the SPA, which is likely to involve survey over at least one overwintering season. Pre-application discussion with SNH regarding preparation of the assessment is recommended. Account should also be taken of the HRA of this Proposed Plan, including measures potentially required to address disturbance both during construction and operation of the development.</p> <p>The Council as 'Competent Authority' will carry out the HRA. If it is concluded that the proposal is likely to have a significant effect, the Council must then undertake an Appropriate Assessment of the implications of the development for the conservation interests for which the area has been designated. Development which could harm an internationally important site</p>
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			<p>will only be approved in exceptional circumstances.”</p> <p>Should this be the case then there are likely to be significant positive impacts as the qualifying interests of this part of the SPA will be protected.</p>
	<p>Climate</p>	<p>Development of the site could have significant negative impacts on climate as the site has a probability of coastal and on site flooding due to its location adjacent to the River Clyde.</p> <p>Although there are public bus stops on Dumbarton Road, there is not a direct route which would make this part of the site within walking distance of a public bus route, which could result in significant negative impacts</p> <p>Overall, development of the site is likely to have significant positive and negative environmental impacts.</p>	<p>The developer will be required to investigate the flooding issues further through an FRA and contact with SEPA at an early stage is required to formulate any flood mitigation measures that may be needed. It is not possible to predict what the impact after mitigation will be as the results of the FRA and SEPA's advice and mitigation requirements are unknown.</p> <p>The developer should look at providing a direct access to bus stops on Dumbarton route to ensure that this part of the site is within walking distance of public transport. Any connection which required access over the Forth and Clyde Canal should ensure that there are no adverse impacts on the Scheduled Monument and should liaise with Scottish Canals</p>

			and Historic Environment Scotland at an early stage.
Natural Resources	Soil	The potential for soil contamination is likely for development within the site. Any development of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soil.	Contaminated soil should be treated, where possible, by the remediation and/or removal of contaminated soil etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
	Air	Although there are public bus stops on Dumbarton Road, there is not a direct route which would make this part of the site within walking distance of a public bus route, which could result in significant negative impacts	The developer should look at providing a direct access to bus stops on Dumbarton route to ensure that this part of the site is within walking distance of public transport. Any connection which required access over the Forth and Clyde Canal should ensure that there are no adverse impacts on the Scheduled Monument and should liaise with Scottish Canals and Historic Environment Scotland at an early stage.
	Water	The potential for groundwater contamination within this part of the site is likely. Any development of the site should aim to treat or remove any sources of	Contaminated groundwater should be treated, where possible, by the remediation

		ground contamination that can impact on ground water resources. Should potentially contaminated groundwater be treated or removed, then it is likely that there would be significant positive impacts on groundwater resources.	and/or removal of contaminated groundwater etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	<p>The treatment and/or removal of potentially contaminated soil and groundwater are likely to have significant positive impacts on human health.</p> <p>Although there are public bus stops on Dumbarton Road, there is not a direct route which would make this part of the site within walking distance of a public bus route, which could result in significant negative impacts</p> <p>Overall, the development of the site will have significant positive and negative environmental impacts on health.</p>	<p>Contaminated soil and groundwater should be treated, where possible, by the remediation and/or removal in discussions with Environmental Health. This is likely to have significant positive impacts.</p> <p>The developer should look at providing a direct access to bus stops on Dumbarton route to ensure that this part of the site is within walking distance of public transport. Any connection which required access over the Forth and Clyde Canal should ensure that there are no adverse impacts on the Scheduled Monument and should liaise with Scottish Canals</p>

			and Historic Environment Scotland at an early stage. Overall, there would likely to be significant positive impacts.
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short term, there are likely to be significant positive and negative impacts associated with development of the site, however, these should ease in the medium term, as it is anticipated that significant positive impacts will occur. In the long term, there are likely to be significant positive impacts if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

Spatial Strategy: Delivering Our Places – Carless Policy 3: Residential Development			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	<p>Although the site is not separated from the SPA, development of the site could still have significant negative impacts on the Inner Clyde SPA in terms of construction or operational disturbance to the qualifying interests of the SPA and the SSSI. Overall, it is likely that there could be significant negative impacts.</p> <p>There could also be disturbance to the locally important wildlife corridors from construction and operation of this part of the site.</p>	<p>Development of the site must ensure that there are no adverse effects on the integrity of the Inner Clyde SPA and SSSI. There must also be no adverse impact on the locally important wildlife corridor.</p> <p>The HRA has required the plan indicates that development associated within this policy is mitigated by requiring the following statement:</p> <p>“Proposals for development must be accompanied by an expert assessment to inform a project-level Habitats Regulations Appraisal (HRA). This may require a study of redshank behaviour in the affected area of the SPA, which is likely to involve survey over at least one overwintering season. Pre-application discussion with SNH regarding preparation of the assessment is recommended. Account should</p>

			<p>also be taken of the HRA of this Proposed Plan, including measures potentially required to address disturbance both during construction and operation of the development.</p> <p>The Council as 'Competent Authority' will carry out the HRA. If it is concluded that the proposal is likely to have a significant effect, the Council must then undertake an Appropriate Assessment of the implications of the development for the conservation interests for which the area has been designated. Development which could harm an internationally important site will only be approved in exceptional circumstances."</p> <p>Should this be the case then there are likely to be significant positive impacts as the qualifying interests of this part of the SPA will be protected.</p>
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	Climate	<p>Development of the site could have significant negative impacts on climate as the site has a probability of coastal and on site flooding due to its location adjacent to the River Clyde.</p> <p>The site is within walking distance of a bus stop on Dumbarton Road.</p> <p>Overall, development of the site is likely to have significant positive and negative environmental impacts.</p>	The developer will be required to investigate the flooding issues further through an FRA and contact with SEPA at an early stage is required to formulate any flood mitigation measures that may be needed. It is not possible to predict what the impact after mitigation will be as the results of the FRA and SEPA's advice and mitigation requirements are unknown.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	The site is within walking distance of a bus stop on Dumbarton Road which is likely to offer alternative means of transport and may have significant positive impacts.	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	A new access over the Forth and Clyde Canal could have significant negative impacts on the Scheduled Monument and the development of houses in close proximity to the Canal may also have an impact on the Canal.	Development of a new access over the Canal will be require to be designed in such a way that it does not have any adverse impact on the Canal and provides access for boats to pass freely up and down the Canal. Early discussions with Historic Environment Scotland and Scottish Canals are required in

			<p>this regard.</p> <p>Policy WD1 of the plan deals with waterfront development and encourages developments to overlook the Canal to provide natural surveillance. The layout of the housing site should be designed to have no adverse impact on the setting of the Canal.</p> <p>Should these mitigation measures be implemented then it is likely that there will be significant positive impacts.</p>
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The site is adjacent to a WoSAS trigger location within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on this archaeological site/area.	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's advice and mitigation requirements are unknown.
Social Environment	Health	The site is within walking distance of a bus stop on Dumbarton Road which is likely to offer alternative means of transport and may have significant positive impacts.	N/A

	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	<p>Development of this site requires a new access road, which is likely to result in loss of an area of safeguarded open space. Although this is unlikely to be significant it would result in a new road going through an area of recreational space which would lead to a reconfiguration of the open space.</p> <p>The site is within walking distance of a bus stop on Dumbarton Road which is likely to offer alternative means of transport and may have significant positive impacts.</p> <p>It is unlikely that the site will lead to significant increases in waste production as it will be a relatively small number of residential units on the site.</p> <p>Overall there are likely to be significant positive and negative impacts.</p>	<p>Any loss of open space will require to meet the criteria contained within Policy GI 1 and result in improvements to the remainder of the open space that's of a better quality. Also the inclusion of open space within the rest of the Carless development and improvements to the Canal towpath and locally important wildlife corridors will also help to compensate for the loss of green infrastructure.</p>
	Short Term Impacts	<p>In the short term, there are likely to be significant positive and negative impacts associated with development of the site, however, these should ease in the medium term, as it is anticipated that significant positive impacts will occur. In the long term, there are likely to be significant positive impacts if the mitigation and enhancements methods are taken into account.</p>	
	Medium Term Impacts		
	Long Term Impacts		

Spatial Strategy: Delivering Our Places – Carless Policy 4: Green Network and Green Infrastructure			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	<p>The provision of green infrastructure within the site could have significant positive and negative impacts on the Inner Clyde SPA. Any alteration to habitats could have an impact on Redshank but conversely providing new green infrastructure in the sight could also add to the feeding and nesting grounds, which may be also beneficial for the local important wildlife site, if the proposals are sensitive to the natural features.</p> <p>Green infrastructure could also have significant positive impacts as it would enable the creation of new habitats which may have direct and indirect impacts on this receptor.</p> <p>Overall, there are likely to be significant positive and negative impacts.</p>	<p>Development of green infrastructure must ensure that there are no adverse effects on the integrity of the Inner Clyde SPA.</p> <p>The HRA has required the plan indicates that development associated within this policy is mitigated by requiring the following statement:</p> <p>“Proposals for development must be accompanied by an expert assessment to inform a project-level Habitats Regulations Appraisal (HRA). This may require a study of redshank behaviour in the affected area of the SPA, which is likely to involve survey over at least one overwintering season. “Proposals for development must be accompanied by an expert assessment to inform a project-level Habitats Regulations Appraisal (HRA). This may require a study of redshank</p>

			<p>behaviour in the affected area of the SPA, which is likely to involve survey over at least one overwintering season. Pre-application discussion with SNH regarding preparation of the assessment is recommended. Account should also be taken of the HRA of this Proposed Plan, including measures potentially required to address disturbance both during construction and operation of the development.</p> <p>The Council as 'Competent Authority' will carry out the HRA. If it is concluded that the proposal is likely to have a significant effect, the Council must then undertake an Appropriate Assessment of the implications of the development for the conservation interests for which the area has been designated. Development which could harm an internationally important site will only be approved in exceptional circumstances."</p> <p>Should this be the case then there are likely to be significant</p>
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			positive impacts as the qualifying interests of this part of the SPA will be protected.
	Climate	Introducing green infrastructure is likely to help to provide natural solutions to address climate change and is therefore likely to have significant positive impacts.	N/A
Natural Resources	Soil	Creating green infrastructure resources may have significant positive impacts on soils in terms of reusing vacant land or using to cap contaminated land and use it as a resource. In this instance, there is likely to be significant positive impacts	N/A
	Air	Introducing green infrastructure is likely to help to provide natural solutions to address climate change and is therefore likely to have significant positive impacts.	N/A
	Water	Green infrastructure can also help with natural drainage and can be used in tandem with SUDS to reduce the amount of flooding on site. This can have significant positive impacts in this regard	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Green infrastructure enhancements along the Canal are likely to have significant positive impacts to the setting of the scheduled monument.	Green infrastructure enhancements should not have an adverse impact on the Scheduled Monument itself.
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Introducing green infrastructure is likely to help to provide areas for active recreation in a site that has not been open to the general public in years with	N/A

		corresponding significant positive impacts on healthy recreation.	
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	New green infrastructure is likely to add to the amount of quality open space within West Dunbartonshire and the overall green network thus having significant positive impacts	N/A
Short Term Impacts		It is likely that there will significant positive environmental impacts over the short, medium and long terms as a result of the implementation of this policy.	
Medium Term Impacts			
Long Term Impacts			

Spatial Strategy: Delivering Our Places – Clydebank Policy 1: Clydebank Town Centre and the Forth Clyde Canal			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	<p>Encouraging a mix of uses within the town centre could lead to additional traffic and intensification of existing car parks much further into the night than at present. This may have significant negative impacts but due to the close proximity of the bus and train stations, the walking and cycling paths that already exist and the existing bus stops, the significant negative impacts arising by the introduction of new uses into the evening will be reduced by other methods of travel.</p> <p>There is unlikely to be significant flooding issues raised by the introduction of new uses and any flooding issues will be mitigated by Policy ENV 5 in relation to flooding.</p>	Enhancements to walking and cycling connections within the town centre and along the Canal are encouraged to ensure that that there is active recreation within this area.

		Overall there is likely to be significant positive and negative	
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Encouraging a mix of uses within the town centre could lead to additional traffic and intensification of existing car parks much further into the night than at present. This may have significant negative impacts but due to the close proximity of the bus and train stations, the walking and cycling paths that already exist and the existing bus stops, the significant negative impacts arising by the introduction of new uses into the evening will be reduced by other methods of travel. Overall there is likely to be significant positive and negative	Enhancements to walking and cycling connections within the town centre and along the Canal are encouraged to ensure that there is active recreation within this area.
	Water	The introduction of new uses close to the Canal could have an impact on the water environment; however, these are unlikely to impact significantly on the water body. Any unforeseen impacts will be mitigated against by Policy ENV 4 of the Plan which seeks to protect water bodies.	Any development proposals in close proximity to the Canal should ensure that there are no adverse impacts on the water course.
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	The introduction of new uses which make the Canal a focal point are unlikely to have significant impacts as they are not proposing any uses on the canal itself or which may affect the setting of the Canal. Conversely, proposals which make the Canal a focal point are likely to have positive impacts but these are unlikely to be significant. Any unforeseen impacts will be mitigated by Policy FCC 1 of this Plan	Any development proposals in close proximity to the Canal should ensure that there are no adverse impacts on the setting of the Canal.
	Conservation Areas	Screened out at Stage 1 Assessment	N/A

	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	<p>Introduction of proposals which lead to recreation within the Town Centre and along the Canal are likely to have significant positive impacts on Health.</p> <p>Encouraging a mix of uses within the town centre could lead to additional traffic and intensification of existing car parks much further into the night than at present. This may have significant negative impacts but due to the close proximity of the bus and train stations, the walking and cycling paths that already exist and the existing bus stops, the significant negative impacts arising by the introduction of new uses into the evening will be reduced by other methods of travel.</p> <p>Overall there is likely to be significant positive and negative</p>	Enhancements to walking and cycling connections within the town centre and along the Canal are encouraged to ensure that that there is active recreation within this area.
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Encouraging a mix of uses within the town centre could lead to additional traffic and intensification of existing car parks much further into the night than at present. This may have significant negative impacts but due to the close proximity of the bus and train stations, the walking and cycling paths that already exist and the existing bus stops, the significant negative impacts arising by the introduction of new uses into the evening will be reduced by other methods of travel.	Enhancements to walking and cycling connections within the town centre and along the Canal are encouraged to ensure that that there is active recreation within this area.

		<p>Introduction of new green infrastructure and enhancements to walking and cycling paths are likely to have significant positive impacts.</p> <p>Overall there is likely to be significant positive and negative</p>	
Short Term Impacts		It is likely that there will significant positive and negative environmental impacts over the short , medium and long terms as a result of the implementation of this policy. This is due to the amount of car based traffic that new uses are likely to attract.	
Medium Term Impacts			
Long Term Impacts			

Spatial Strategy: Delivering Our Places – Clydebank Policy 3: Rosebery Place and Playdrome Redevelopment Opportunity Sites			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	<p>Encouraging the redevelopment of these within the town centre could lead to additional traffic and intensification of existing car parks much further into the night than at present. This may have significant negative impacts but due to the close proximity of the bus and train stations, the walking and cycling paths that already exist and the existing bus stops, the significant negative impacts arising by the introduction of new uses into the evening will be reduced by other methods of travel.</p> <p>There is unlikely to be significant flooding issues raised by the introduction of new uses and any</p>	Enhancements to walking and cycling connections within the town centre and along the Canal are encouraged to ensure that that there is active recreation within this area.

		<p>flooding issues will be mitigated by Policy ENV 5 in relation to flooding.</p> <p>Overall there is likely to be significant positive and negative</p>	
Natural Resources	Soil	<p>The potential for soil contamination is likely for the re-development of Rosebery Place. Any development of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soil.</p>	<p>Contaminated soil should be treated, where possible, by the remediation and/or removal of contaminated soil etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.</p>
	Air	<p>Encouraging a mix of uses within the town centre could lead to additional traffic and intensification of existing car parks much further into the night than at present. This may have significant negative impacts but due to the close proximity of the bus and train stations, the walking and cycling paths that already exist and the existing bus stops, the significant negative impacts arising by the introduction of new uses into the evening will be reduced by other methods of travel.</p> <p>Overall there is likely to be significant positive and negative</p>	<p>Enhancements to walking and cycling connections within the town centre and along the Canal are encouraged to ensure that that there is active recreation within this area.</p>
	Water	<p>The introduction of residential (Rosebery Place) and Retail (Playdrome) are close to the Canal and could have an impact on the water environment; however, these are unlikely to impact significantly on the water body. Any unforeseen impacts will be mitigated against by Policy ENV 4 of the Plan which seeks to</p>	<p>Any development proposals in close proximity to the Canal should ensure that there are no adverse impacts on the water course.</p>

		protect water bodies.	
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	The introduction of residential (Rosebery Place) and Retail (Playdrome which make the Canal a focal point are unlikely to have significant impacts as they are not proposing any uses on the canal itself. However, Policy WD 1 seeks that new development overlooks the Canal to provide an enhanced setting and natural surveillance, which dependent on the design could have a significant positive impact on the Canal is undertaken sensitively.	Any development proposals in close proximity to the Canal should ensure that there are no adverse impacts on the setting of the Canal. New development should enhance the setting of the Canal by providing active frontages that overlook the Canal in line with Policy WD 1.
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Roseberry Place is within a WoSAS trigger location within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on this archaeological site/area.	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's advice and mitigation requirements are unknown.
Social Environment	Health	Encouraging a mix of uses within the town centre could lead to additional traffic and intensification of existing car parks much further into the night than at present. This may have significant negative impacts but due to the close proximity of the bus and train stations, the walking and cycling paths that already exist and the existing bus stops, the significant	Enhancements to walking and cycling connections within the town centre and along the Canal are encouraged to ensure that that there is active recreation within this area.

		<p>negative impacts arising by the introduction of new uses into the evening will be reduced by other methods of travel.</p> <p>Overall there is likely to be significant positive and negative</p>	
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	<p>Encouraging a mix of uses within the town centre could lead to additional traffic and intensification of existing car parks much further into the night than at present. This may have significant negative impacts but due to the close proximity of the bus and train stations, the walking and cycling paths that already exist and the existing bus stops, the significant negative impacts arising by the introduction of new uses into the evening will be reduced by other methods of travel.</p> <p>Introduction of new green infrastructure and enhancements to walking and cycling paths are likely to have significant positive impacts.</p> <p>Overall there is likely to be significant positive and negative</p>	<p>Enhancements to walking and cycling connections within the town centre and along the Canal are encouraged to ensure that that there is active recreation within this area.</p>
Short Term Impacts		It is likely that there will significant positive and negative environmental impacts over the short , medium and long terms as a result of the implementation of this policy. This is due to the amount of car based traffic that new uses are likely to attract.	
Medium Term Impacts			
Long Term Impacts			

Spatial Strategy: Delivering Our Places – Vale of Leven Industrial Estate Policy 1: Business and Industrial Development			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	The protection of the Greenbelt by this policy is likely to have significant positive environmental impacts on the landscape of the industrial estate.	There should be no loss of Greenbelt resulting from development proposals within the site. Where there are implications for the Greenbelt then these will require to be determined in accordance with this Policy and Policy GI 1 of the Plan.
	Biodiversity, Flora and Fauna	The protection of the Greenbelt, locally important nature conservation area and green infrastructure by this policy is likely to have significant positive environmental impacts on the landscape of the industrial estate.	There should be no loss of any green infrastructure within the site. Where there are implications for these resources then these will require to be determined in accordance with this Policy and Policy GB1, GI 1 and ENV 1 of the Plan.
	Climate	Protection of the Green Infrastructure within the site, in relation to trees and woodland, is likely to have significant positive environmental impacts	There should be no loss of trees and woodland within the site. A TPO should be investigated to add further protection to this resource.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A

	Archaeological Sites/Areas	The site has a WoSAS trigger location within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on this archaeological site/area.	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's advice and mitigation requirements are unknown.
Social Environment	Health	The protection of green infrastructure is likely to have a significant positive impact on the health.	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	The protection of green infrastructure is likely to have a significant positive impact on material assets	N/A
Short Term Impacts		It is likely that there will significant positive environmental impacts over the short , medium and long terms as a result of the implementation of this policy.	
Medium Term Impacts			
Long Term Impacts			

Spatial Strategy: Delivering Our Places – Vale of Leven Industrial Estate Policy 3: Strathleven House			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Screened out at Stage 1 Assessment	N/A
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Strathleven House is a Category A Listed Building and development or re-development proposals could have a significant adverse impact on the building	Any development proposals should have no adverse impacts on the Listed Building and its

		and/or its setting if not carefully undertaken. The Policy seeks to ensure that there are no adverse impacts on the building, but without details of any proposals and the impact that these uses will have on the building are unknown. Therefore, using the precautionary principle, there is likely to be significant positive and negative impacts on the listed building.	setting. Developers are required to contact Historic Environment Scotland at an early stage in formulating any proposals for the building.
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The site has a WoSAS trigger location within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on this archaeological site/area.	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's advice and mitigation requirements are unknown.
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		It is likely that there will significant positive environmental impacts over the short , medium and long terms as a result of the implementation of this policy.	
Medium Term Impacts			
Long Term Impacts			

Spatial Strategy: Delivering Our Places – Vale of Leven Industrial Estate Policy VOLIE 4: Green Infrastructure

	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	<p>The provision of green infrastructure within the site could have significant positive and negative impacts on the receptors within the site. Any alteration to habitats could have an impact on biodiversity, flora and fauna but conversely providing new green infrastructure in the sight could also add to the feeding and nesting grounds, which may be also beneficial for the local important wildlife site, if the proposals are sensitive to the natural features.</p> <p>Green infrastructure could also have significant positive impacts as it would enable the creation of new habitats which may have direct and indirect impacts on this receptor.</p> <p>Overall, there are likely to be significant positive and negative impacts.</p>	<p>Development of green infrastructure must ensure that there are no adverse effects on the integrity existing habitats within the site</p> <p>Should this be the case then there are likely to be significant positive impacts</p>
	Climate	Introducing green infrastructure is likely to help to provide natural solutions to address climate change and is therefore likely to have significant positive impacts.	N/A
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed	Screened out at Stage 1 Assessment	N/A

	Landscapes		
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Introducing green infrastructure is likely to help to provide areas for active recreation in a site that has not been open to the general public in years with corresponding significant positive impacts on healthy recreation.	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	New green infrastructure is likely to add to the amount of quality open space within West Dunbartonshire and the overall green network thus having significant positive impacts	N/A
Short Term Impacts		It is likely that there will significant positive environmental impacts over the short, medium and long terms as a result of the implementation of this policy.	
Medium Term Impacts			
Long Term Impacts			

Spatial Strategy: Our Key Assets: Policy WD1: Waterfront Development			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	The policy seeks to protect the key water courses but also at the same time promotes recreation on them and development fronting them. As a result, there are likely to be significant positive/negative impacts on this receptor from this policy as development could change the character and setting of the watercourses.	New development and recreational activities must not have an adverse impact on the setting of the watercourses. Should this happen then there is likely to be significant positive impacts associated within this policy.
	Biodiversity, Flora and Fauna	Although this policy seeks to protect watercourses, it could have a significant negative impact on this receptor and the SPA's and SSSI's which include some of the key watercourses within the area.	New development and recreational activities must not have an adverse impact on the watercourses especially those

		Significant negative impacts there could arise.	within a Natura 2000 site or a SSSI.. Should this happen then there is likely to be significant positive impacts associated within this policy.
	Climate	Development close to watercourses could be at risk of flooding, which is likely to have significant negative impacts	The implementation of Policy ENV 5 and careful design of developments fronting onto water courses, including mitigation measures detailed in an FRA and implemented during construction of the development are required to offset a negative impact. Should these mitigation measures be undertaken then there is likely to be significant environmental impacts associated with this policy
Natural Resources	Soil	Screened out during Stage 1 Assessment	N/A
	Air	Screened out during Stage 1 Assessment	N/A
	Water	The policy seeks to protect the key water courses but also at the same time promotes recreation on them and development fronting them. As a result, there are likely to be significant positive/negative impacts on this receptor from this policy as development could change the character and setting of the watercourses.	New development and recreational activities must not have an adverse impact on the setting of the watercourses. Should this happen then there is likely to be significant positive impacts associated within this policy.
Historic Environment	Listed Buildings	Screened out during Stage 1 Assessment	N/A
	Scheduled Monuments	The policy seeks to protect the key water courses but also at the same time promotes recreation on them and development fronting them. As a result,	New development and recreational activities must not have an adverse impact on the

		there are likely to be significant positive/negative impacts on Forth and Clyde Canal from this policy as development could change the character and setting of the watercourses.	setting of the Scheduled Monument. Should this happen then there is likely to be significant positive impacts associated within this policy.
	Conservation Areas	Screened out during Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out during Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out during Stage 1 Assessment	N/A
Social Environment	Health	Promoting activities on watercourses could have significant positive impacts on health and wellbeing due to the encouragement of physical activities and also through new developments fronting on watercourses which could encourage recreation along them.	None.
	Population	Screened out during Stage 1 Assessment	
	Material Assets	Screened out during Stage 1 Assessment	N/A
Short terms Impacts		The policy is likely to have significant positive environmental impacts in the short, medium and long term, as long as the mitigation measures are implemented.	
Medium Term Impacts			
Long term Impacts			

Spatial Strategy: Our Key Assets: Policy KH1: Kilpatrick Hills

	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	The policy seeks to protect the Kilpatrick Hills from inappropriate development and is there likely to have significant positive impacts on landscape.	The Kilpatrick Hills is an important recreational resource, and the policy, where appropriate, should seek to enhance this type of activity only where it would not have an

			adverse impact on landscape.
	Biodiversity, Flora and Fauna	The policy seeks to protect the Kilpatrick Hills from inappropriate development and is there likely to have significant positive impacts on biodiversity, flora and fauna.	The Kilpatrick Hills is an important recreational resource, and the policy, where appropriate, should seek to enhance this type of activity only where it would not have an adverse impact on biodiversity, flora and fauna.
	Climate	The policy seeks to protect the Kilpatrick Hills from inappropriate development and is there likely to have significant positive impacts on climate.	None.
Natural Resources	Soil	Screened out during Stage 1 Assessment	N/A
	Air	Screened out during Stage 1 Assessment	N/A
	Water	Screened out during Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out during Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out during Stage 1 Assessment	N/A
	Conservation Areas	Screened out during Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out during Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out during Stage 1 Assessment	N/A
Social Environment	Health	The protection of the Kilpatrick Hills from inappropriate development is likely to result in significant positive impacts on human health as it is protecting an important recreation resource.	The Kilpatrick Hills is an important recreational resource, and the policy, where appropriate, should seek to enhance this type of activity
	Population	Screened out during Stage 1 Assessment	
	Material Assets	The protection of the Kilpatrick Hills from inappropriate development is likely to result in significant positive impacts on material assets as it is protecting an important part of the green network.	None.

Short terms Impacts	The policy is likely to have significant positive environmental impacts in the short, medium and long term.
Medium Term Impacts	
Long term Impacts	

Spatial Strategy: Our Key Assets: Policy AW1: Antonine Wall			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out during Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out during Stage 1 Assessment	N/A
	Climate	Screened out during Stage 1 Assessment	N/A
Natural Resources	Soil	Screened out during Stage 1 Assessment	N/A
	Air	Screened out during Stage 1 Assessment	N/A
	Water	Screened out during Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out during Stage 1 Assessment	N/A
	Scheduled Monuments	The policy seeks to protect the Antonine Wall from inappropriate development. As a result, it is likely to have significant positive impacts.	None.
	Conservation Areas	Screened out during Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out during Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out during Stage 1 Assessment	N/A
Social Environment	Health	Screened out during Stage 1 Assessment	N/A
	Population	Screened out during Stage 1 Assessment	
	Material Assets	Screened out during Stage 1 Assessment	N/A
Short terms Impacts	The policy is likely to have significant positive environmental impacts in the short, medium and long term.		
Medium Term Impacts			
Long term Impacts			

Spatial Strategy: Our Key Assets: Policy FCC1: Forth and Clyde Canal			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out during Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out during Stage 1 Assessment	N/A
	Climate	Screened out during Stage 1 Assessment	N/A
Natural Resources	Soil	Screened out during Stage 1 Assessment	N/A
	Air	Screened out during Stage 1 Assessment	N/A
	Water	Screened out during Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out during Stage 1 Assessment	N/A
	Scheduled Monuments	The policy seeks to protect the Forth and Clyde Canal from inappropriate development. As a result, it is likely to have significant positive impacts.	Enhancement to the canal towpath and promotion as a recreation resource could encourage more activity on and along the Canal, as long as this is done sympathetically, will result in more significant positive impacts.
	Conservation Areas	Screened out during Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out during Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out during Stage 1 Assessment	N/A
Social Environment	Health	Screened out during Stage 1 Assessment	N/A
	Population	Screened out during Stage 1 Assessment	
	Material Assets	Screened out during Stage 1 Assessment	N/A
Short terms Impacts		The policy is likely to have significant positive environmental impacts in the short, medium and long term.	
Medium Term Impacts			
Long term Impacts			

Spatial Strategy: Creating Places - Policy CP 2: Green Infrastructure			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	The green infrastructure first approach that this policy puts in place and due to the criteria contained within it, the policy is likely to have significant positive environmental impacts on landscape.	The policy itself is aimed at enhancing green infrastructure and therefore no further enhancement measures are needed.
	Biodiversity, Flora and Fauna	The green infrastructure first approach that this policy puts in place and due to the criteria contained within it, the policy is likely to have significant positive environmental impacts on biodiversity, flora and fauna..	The policy itself is aimed at enhancing green infrastructure and therefore no further enhancement measures are needed.
	Climate	The green infrastructure first approach that this policy puts in place and due to the criteria contained within it, the policy is likely to have significant positive environmental impacts on climate.	The policy itself is aimed at enhancing green infrastructure and therefore no further enhancement measures are needed.
Natural Resources	Soil	Screened out during Stage 1 Assessment	
	Air	Screened out during Stage 1 Assessment	
	Water	Screened out during Stage 1 Assessment	
Historic Environment	Listed Buildings	Screened out during Stage 1 Assessment	
	Scheduled Monuments	Screened out during Stage 1 Assessment	
	Conservation Areas	Screened out during Stage 1 Assessment	
	Gardens and Designed Landscapes	Screened out during Stage 1 Assessment	
	Archaeological Sites/Areas	Screened out during Stage 1 Assessment	
Social Environment	Health	The green infrastructure first approach that this policy puts in place and due to the criteria contained within it, the policy is likely to have significant positive environmental impacts on health as it seeks to increase the amount of green infrastructure within	The policy itself is aimed at enhancing green infrastructure and therefore no further enhancement measures are needed.

		developments.	
	Population	Screened out during Stage 1 Assessment	
	Material Assets	The green infrastructure first approach that this policy puts in place and due to the criteria contained within it, the policy is likely to have significant positive environmental impacts on material assets as it seeks to increase the amount of green infrastructure within developments.	The policy itself is aimed at enhancing green infrastructure and therefore no further enhancement measures are needed.
Short terms Impacts		The policy is likely to have significant positive environmental impacts in the short, medium and long term.	
Medium Term Impacts			
Long term Impacts			

Policy H1: Housing Land Supply			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Housing development, depending on the location, could have significant negative impacts on the landscape. Therefore, on a precautionary basis, the policy could have significant negative impacts.	Any new housing should not sit prominently on the landscape but be fully integrated into it. The design of the house should also blend into the landscape or existing area. Should this mitigation measure be taken on board then it is likely that significant positive and negative impacts will be experienced as there still could be an intrusion on the landscape from development.
	Biodiversity, Flora and Fauna	Housing development, depending on the location, could have significant negative impacts on the biodiversity, flora and fauna. Therefore, on a	Development near areas of important biodiversity, flora and fauna should also be avoided in

		precautionary basis; the policy could have significant negative impacts.	case there is fragmentation of species etc. Should this mitigation measure be taken on board then it is likely that significant positive impacts.
	Climate	<p>Housing development could have significant negative impacts on flooding, but this is dependent on where the proposed house or houses delivered by this policy are located, which is unknown at this moment.</p> <p>Housing development could have significant negative impacts on air depending on the reliance of private mode of transportation. However, housing sites that are located close to public transport stops and/or local facilities are likely to have significant positive impacts.</p> <p>Therefore, overall there are likely to be significant positive and negative impacts.</p>	Any new housing should not be located in area of flood risk, should avoid areas organic soils, ancient and semi natural woodland and other groups of trees. Should this mitigation measure be taken on board then it is likely that significant positive impacts will be experienced.
Natural Resources	Soil	Housing development could have significant negative impacts on soil resources but this is dependent on where the proposed house or houses delivered by this policy are located, which is unknown at this moment. Therefore, on a precautionary basis, the policy could have significant negative impacts.	Any new housing should not be located on quality agricultural land or on areas of other organic soils. Redevelopment of brownfield land should take precedence over development on greenfield land. Should this mitigation measure be taken on board then it is likely that significant positive impacts will be experienced.
	Air	Housing development could have significant	New development should be

		<p>negative impacts on air depending on the reliance of private mode of transportation. However, housing sites that are located close to public transport stops and/or local facilities are likely to have significant positive impacts.</p> <p>Therefore, overall there are likely to be significant positive and negative impacts.</p>	<p>located close to public transport stops and/or local facilities. Should this mitigation measure be taken on board then it is likely that significant positive impacts will be experienced.</p>
	Water	<p>Housing development could have significant negative impacts on water resources but this is dependent on where the proposed house or houses delivered by this policy are located, which is unknown at this moment. Therefore, on a precautionary basis, the policy could have significant negative impacts.</p>	<p>Any new housing should not lead to the degradation of water bodies. Should this mitigation measure be taken on board then it is likely that significant positive impacts will be experienced.</p>
Historic Environment	Listed Buildings	<p>Housing development could have significant negative impacts on Listed Buildings but this is dependent on where the proposed house or houses delivered by this policy are located, which is unknown at this moment. Therefore, on a precautionary basis, the policy could have significant negative impacts.</p>	<p>Any new housing should not adversely impact on the setting of a listed building and should be designed and sited accordingly to avoid any adverse impacts. Should this mitigation measure be taken on board then it is likely that significant positive impacts will be experienced.</p>
	Scheduled Monuments	<p>Housing development could have significant negative impacts on Scheduled Monuments but this is dependent on where the proposed house or houses delivered by this policy are located, which is unknown at this moment. Therefore, on a precautionary basis, the policy could have significant negative impacts.</p>	<p>Any new housing should not adversely impact on the setting of a scheduled monument and should be designed and sited accordingly to avoid any adverse impacts. Should this mitigation measure be taken on board then it is likely that significant positive</p>

			impacts will be experienced.
	Conservation Areas	Housing development could have significant negative impacts on Conservation Areas but this is dependent on where the proposed house or houses delivered by this policy are located and their design, which is unknown at this moment. Therefore, on a precautionary basis, the policy could have significant negative impacts.	Any new housing should not adversely impact on the setting of a conservation area and should be designed and sited accordingly to avoid any adverse impacts. Should this mitigation measure be taken on board then it is likely that significant positive impacts will be experienced.
	Gardens and Designed Landscapes	Housing development could have significant negative impacts on Gardens and Designed Landscapes but this is dependent on where the proposed house or houses delivered by this policy are located, which is unknown at this moment. Therefore, on a precautionary basis, the policy could have significant negative impacts.	Any new housing should not adversely impact on the setting of a Garden and Designed Landscape and should be designed and sited accordingly to avoid any adverse impacts. Should this mitigation measure be taken on board then it is likely that significant positive impacts will be experienced.
	Archaeological Sites/Areas	Housing development could have significant negative impacts on archaeological sites/areas but this is dependent on where the proposed house or houses delivered by this policy are located, which is unknown at this moment. Therefore, on a precautionary basis, the policy could have significant negative impacts.	New housing should avoid being located within areas of archaeological interest. Where they are then the advice of WoSAS should be sought and any mitigation measures they should recommend should be conditioned onto any grant of

			planning consent. Should this mitigation measure be taken on board then it is likely that significant positive and negative impacts will be experienced as archaeological remains will still be affected or disturbed.
Social Environment	Health	<p>Housing development could have significant negative impacts on human health if they are reliant on private modes of transportation to reach health, social and recreational facilities. However, well located development could encourage walking and recreational activities thus having positive environmental impacts on health.</p> <p>Overall, the policy is likely to have significant positive and negative environmental impacts.</p>	New development should be located close to public transport stops and/or local facilities. Should this mitigation measure be taken on board then it is likely that significant positive impacts will be experienced.
	Population	Screened out during stage 1 assessment	
	Material Assets	<p>Housing development could have significant negative impacts on human health if they are reliant on private modes of transportation to reach health, social and recreational facilities. However, well located development could encourage walking and recreational activities thus having positive environmental impacts on health.</p> <p>Overall, the policy is likely to have significant positive and negative environmental impacts.</p>	<p>New development should be located close to public transport stops and/or local facilities. Should this mitigation measure be taken on board then it is likely that significant positive impacts will be experienced.</p> <p>New development should also contribute to the provision of green infrastructure and the CSGN.</p>
Short terms Impacts		Development in the short term could have negative environmental impacts, but as most	

Medium Term Impacts	of the development proposals. In the medium to long term, the impacts are likely to be positive if the mitigation measures are implemented.
Long term Impacts	

Policy E3: Golden Jubilee National Hospital			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Natural Features Biodiversity, Flora and Fauna	Development of the site could have significant negative impacts on the Inner Clyde SPA in terms of construction or operational disturbance to the qualifying interests of the SPA. Overall, it is likely that there could be significant negative impacts.	Development of the site must ensure that there are no adverse effects on the integrity of the Inner Clyde SPA. The HRA has required the plan indicates that development associated within this policy and the Hospital is mitigated by requiring the following statement: "Proposals for development must be accompanied by an expert assessment to inform a project-level Habitats Regulations Appraisal (HRA). This may require a study of redshank behaviour in the affected area of the SPA, which is likely to involve survey over at least one overwintering season. Pre-application discussion with SNH regarding preparation of the assessment is

			<p>recommended. Account should also be taken of the HRA of this Proposed Plan, including measures potentially required to address disturbance both during construction and operation of the development.”</p> <p>The Council as ‘Competent Authority’ will carry out the HRA. If it is concluded that the proposal is likely to have a significant effect, the Council must then undertake an Appropriate Assessment of the implications of the development for the conservation interests for which the area has been designated. Development which could harm an internationally important site will only be approved in exceptional circumstances.”</p> <p>Should this be the case then there are likely to be significant positive impacts as the qualifying interests of this part of the SPA will be protected.</p>
	Climate	Development of the site could have significant negative impacts on climate as the site has a probability of coastal and on site flooding due to its location adjacent to the River Clyde. The site is not	The developer will be required to investigate the flooding issues further through an FRA and contact with SEPA at an early

		<p>within walking distance of a bus stop. Dalmuir Train Station and amenities.</p> <p>Overall, development of the site is likely to have significant negative environmental impacts.</p>	<p>stage is required to formulate any flood mitigation measures that may be needed. It is not possible to predict what the impact after mitigation will be as the results of the FRA and SEPA's advice and mitigation requirements are unknown.</p> <p>The lack of public transport to the hospital is a wider concern that may not be able to be mitigated by the developer alone. More direct walking access to bus stops on Dumbarton Road could help to give better options but a more long terms solution is required and will only be achieved by linking with the development at Queen Quay to make a public transport route more attractive to a bus operator. Further discussions with SPT will be required as the hospital has provision for buses to come into the hospital.</p> <p>As a result, should a bus operator provide services to the hospital as a wider initiative with the neighbouring Queens Quay development and SPT then this</p>
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			<p>would help to reduce the reliance on the car. However, due to the surgical needs of patients and visitors, the majority of trips are still likely to be made by private car.</p> <p>Overall, there would likely to be significant positive and negative impacts on climate even with mitigation.</p>
Natural Resources	Soil	<p>The potential for soil contamination is likely for development within Cable Depot Road. Any development of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soil.</p>	<p>Contaminated soil should be treated, where possible, by the remediation and/or removal of contaminated soil etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.</p>
	Air	<p>The site is not a public transport route and is a significant distant from Dalmuir Train Station. As the hospital specialises in cardiac and orthopaedic care, expansion of the hospital could potential increase the number of private cars within the area, which is likely to have significant negative impacts on air quality.</p>	<p>The lack of public transport to the hospital is a wider concern that may not be able to be mitigated by the developer alone. More direct walking access to bus stops on Dumbarton Road could help to give better options but a more long terms solution is required and will only be achieved by linking with the development at Queen Quay to make a public transport route</p>

			<p>more attractive to a bus operator. Further discussions with SPT will be required as the hospital has provision for buses to come into the hospital.</p> <p>As a result, should a bus operator provide services to the hospital as a wider initiative with the neighbouring Queens Quay development and SPT then this would help to reduce the reliance on the car. However, due to the surgical needs of patients and visitors, the majority of trips are still likely to be made by private car.</p> <p>Overall, there would likely to be significant positive and negative impacts even with mitigation.</p>
	Water	The potential for groundwater contamination within Cable Depot Road is likely. Any development of the site should aim to treat or remove any sources of ground contamination that can impact on ground water resources. Should potentially contaminated groundwater be treated or removed, then it is likely that there would be significant positive impacts on groundwater resources.	Contaminated groundwater should be treated, where possible, by the remediation and/or removal of contaminated groundwater etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
Historic	Listed Buildings	Screened out at Stage 1 Assessment	N/A

Environment	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	<p>The treatment and/or removal of potentially contaminated soil and groundwater are likely to have significant positive impacts on human health.</p> <p>The site is not within walking distance of a bus stop. Dalmuir Train Station and amenities.</p> <p>Overall, the development of the site will have significant positive and negative environmental impacts on health.</p>	<p>Contaminated soil and groundwater should be treated, where possible, by the remediation and/or removal in discussions with Environmental Health. This is likely to have significant positive impacts.</p> <p>The lack of public transport to the hospital is a wider concern that may not be able to be mitigated by the developer alone. More direct walking access to bus stops on Dumbarton Road could help to give better options but a more long terms solution is required and will only be achieved by linking with the development at Queen Quay to make a public transport route more attractive to a bus operator. Further discussions with SPT will be required as the hospital has provision for buses to come into the hospital.</p> <p>As a result, should a bus operator</p>

			<p>provide services to the hospital as a wider initiative with the neighbouring Queens Quay development and SPT then this would help to reduce the reliance on the car. However, due to the surgical needs of patients and visitors, the majority of trips are still likely to be made by private car.</p> <p>Overall, there would likely to be significant positive and negative impacts even with mitigation.</p>
Population	Screened out at Stage 1 Assessment	N/A	
Material Assets	<p>The site is not within walking distance of a bus stop. Dalmuir Train Station and amenities.</p> <p>Expansion proposals within the Hospital Campus could see an area of safeguarded open space impacted upon or lost.</p> <p>Overall, development of the site is likely to have significant positive and negative environmental impacts.</p>	<p>The lack of public transport to the hospital is a wider concern that may not be able to be mitigated by the developer alone. More direct walking access to bus stops on Dumbarton Road could help to give better options but a more long terms solution is required and will only be achieved by linking with the development at Queen Quay to make a public transport route more attractive to a bus operator. Further discussions with SPT will be required as the hospital has</p>	

			<p>provision for buses to come into the hospital.</p> <p>As a result, should a bus operator provide services to the hospital as a wider initiative with the neighbouring Queens Quay development and SPT then this would help to reduce the reliance on the car. However, due to the surgical needs of patients and visitors, the majority of trips are still likely to be made by private car.</p> <p>Should any loss of openspace occur, the developer will be required to meet the criteria of Policy GI 1 which will help to mitigate against any loss. Policy CP2, requires a Green Infrastructure first approach to the design of any part of the Hospital in relation to this policy. The provision of new open space should offer both recreational and amenity open space which creates a sense of place. The developer should also ensure that the development links into existing path networks such as the nearby Canal Towpath.</p>
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			There are likely to have significant positive impacts if the mitigation and enhancement measures are provided.
Short Term Impacts		In the short term, there are likely to be significant negative impacts associated with development of the site, however, these should ease in the medium term, as it is anticipated that the both significant positive and negative impacts will occur. In the long term, there are likely to be significant positive impacts if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

Policy E4: Council Depot, Stanford Street, Clydebank			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	<p>Development of the site could have significant negative impacts on climate as the site has a medium probability of site flooding.</p> <p>However, the site is within walking distance of a bus stop on Dumbarton Road.</p> <p>Overall, development of the site is likely to have significant positive and negative environmental impacts.</p>	The developer will be required to investigate the flooding issues further through an FRA and contact with SEPA at an early stage is required to formulate any flood mitigation measures that may be needed. It is not possible to predict what the impact after mitigation will be as the results of the FRA and SEPA's advice and mitigation requirements are unknown.

Natural Resources	Soil	The potential for soil contamination is likely for development within Cable Depot Road. Any development of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soil.	Contaminated soil should be treated, where possible, by the remediation and/or removal of contaminated soil etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
	Air	Screened out at Stage 1 Assessment	N/A
	Water	The potential for groundwater contamination within Cable Depot Road is likely. Any development of the site should aim to treat or remove any sources of ground contamination that can impact on ground water resources. Should potentially contaminated groundwater be treated or removed, then it is likely that there would be significant positive impacts on groundwater resources.	Contaminated groundwater should be treated, where possible, by the remediation and/or removal of contaminated groundwater etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	The treatment and/or removal of potentially contaminated soil and groundwater are likely to have significant positive impacts on human health. However, the site is within walking distance of a bus stop on Dumbarton Road.	Contaminated soil and groundwater should be treated, where possible, by the remediation and/or removal in discussions with Environmental Health. This is likely to have

		Overall, the development of the site will have significant positive environmental impacts on health.	significant positive impacts. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site Overall, there would likely to be significant positive and negative impacts even with mitigation.
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short term, there are likely to be significant negative impacts associated with development of the site, however, these should ease in the medium term, as it is anticipated that the both significant positive and negative impacts will occur. In the long term, there are likely to be significant positive impacts if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

Policy BE1: Scheduled Monuments and Archaeological Sites			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out during Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out during Stage 1 Assessment	N/A
	Climate	Screened out during Stage 1 Assessment	N/A
Natural Resources	Soil	Screened out during Stage 1 Assessment	N/A
	Air	Screened out during Stage 1 Assessment	N/A
	Water	Screened out during Stage 1 Assessment	N/A

Historic Environment	Listed Buildings	Screened out during Stage 1 Assessment	N/A
	Scheduled Monuments	The implementation of the policy will protect scheduled monuments from adverse impacts and is therefore likely to have significant positive environmental impacts	None.
	Conservation Areas	Screened out during Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out during Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The implementation of the policy will protect archaeological sites/areas from adverse impacts and is therefore likely to have significant positive environmental impacts	None.
Social Environment	Health	Screened out during Stage 1 Assessment	N/A
	Population	Screened out during Stage 1 Assessment	N/A
	Material Assets	Screened out during Stage 1 Assessment	N/A
Short terms Impacts		The policy is likely to have significant positive environmental impacts in the short, medium and long term.	
Medium Term Impacts			
Long term Impacts			

Policy BE2: Listed Buildings			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out during Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out during Stage 1 Assessment	N/A
	Climate	Screened out during Stage 1 Assessment	N/A
Natural Resources	Soil	Screened out during Stage 1 Assessment	N/A
	Air	Screened out during Stage 1 Assessment	N/A
	Water	Screened out during Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	The policy is aimed at protecting Listed Buildings and their setting which is likely to have significant	In some circumstances, partial demolition of a listed building will

		<p>positive environmental impacts. However, the policy does allow partial demolitions of a listed building only in certain circumstances. Despite strict controls being in place, partial demolition of a listed building can still affect the character of the listed building and therefore have significant negative environmental impacts.</p> <p>Overall, the policy is likely to have significant positive and negative environmental impacts.</p>	<p>be required. Unfortunately, where this is required there are no enhancement or mitigation measures which can be put in place. However, wholesale demolition of a Listed Building should be avoided. Where this is achieved then there will be significant positive environmental impacts.</p>
	Scheduled Monuments	Screened out during Stage 1 Assessment	N/A
	Conservation Areas	<p>Protecting Listed Buildings within a Conservation Area is likely to have significant positive environmental impacts on the character and appearance of the area. However, partial demolition of a listed building could have significant negative environmental impacts on the character and appearance of the Conservation Area.</p> <p>Overall, the policy is likely to have significant positive and negative environmental impacts.</p>	<p>Wholesale demolition of a Listed Building should be avoided. Where this is achieved then there will be significant positive environmental impacts.</p>
	Gardens and Designed Landscapes	<p>Where a Listed Building is within a garden and designed landscape, the policy is likely to have significant positive environmental impacts on the character and appearance of the area. However, partial demolition of a listed building could have significant negative environmental impacts on the character and appearance of the Conservation Area.</p> <p>Overall, the policy is likely to have significant positive and negative environmental impacts.</p>	<p>Wholesale demolition of a Listed Building should be avoided. Where this is achieved then there will be significant positive environmental impacts. Where this is achieved then there will be significant positive environmental impacts.</p>
	Archaeological Sites/Areas	Screened out during Stage 1 Assessment	N/A

Social Environment	Health	Screened out during Stage 1 Assessment	N/A
	Population	Screened out during Stage 1 Assessment	N/A
	Material Assets	Screened out during Stage 1 Assessment	N/A
Short terms Impacts		Should the mitigation measures be implemented then the policy is likely to have significant positive environmental impacts in the short, medium and long term.	
Medium Term Impacts			
Long term Impacts			

Section: Environment		Policy BE3: Conservation Areas	
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out during Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out during Stage 1 Assessment	N/A
	Climate	Screened out during Stage 1 Assessment	N/A
Natural Resources	Soil	Screened out during Stage 1 Assessment	N/A
	Air	Screened out during Stage 1 Assessment	N/A
	Water	Screened out during Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out during Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out during Stage 1 Assessment	N/A
	Conservation Areas	The implementation of the policy will protect Conservation Areas from adverse impacts on the character and appearance of the area and is therefore likely to have significant positive environmental impacts	None.
	Gardens and Designed Landscapes	Screened out during Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out during Stage 1 Assessment	N/A
Social Environment	Health	Screened out during Stage 1 Assessment	N/A
	Population	Screened out during Stage 1 Assessment	N/A
	Material Assets	Screened out during Stage 1 Assessment	N/A

Short terms Impacts	The policy is likely to have significant positive environmental impacts in the short, medium and long term.
Medium Term Impacts	
Long term Impacts	

Section: Environment		Policy BE4: Gardens and Designed Landscapes	
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out during Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out during Stage 1 Assessment	N/A
	Climate	Screened out during Stage 1 Assessment	N/A
Natural Resources	Soil	Screened out during Stage 1 Assessment	N/A
	Air	Screened out during Stage 1 Assessment	N/A
	Water	Screened out during Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out during Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out during Stage 1 Assessment	N/A
	Conservation Areas	Screened out during Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	The implementation of the policy will protect gardens and designed landscapes from adverse impacts on the character and appearance of the area and is therefore likely to have significant positive environmental impacts	None.
	Archaeological Sites/Areas	Screened out during Stage 1 Assessment	N/A
Social Environment	Health	Screened out during Stage 1 Assessment	N/A
	Population	Screened out during Stage 1 Assessment	N/A
	Material Assets	Screened out during Stage 1 Assessment	N/A

Short terms Impacts	The policy is likely to have significant positive environmental impacts in the short, medium and long term.
Medium Term Impacts	
Long term Impacts	

Policy GI 1: Safeguarded Open Space and Outdoor Sports Facilities			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out during stage 1 assessment	N/A
	Biodiversity, Flora and Fauna	Screened out during stage 1 assessment	N/A
	Climate	Screened out during stage 1 assessment	N/A
Natural Resources	Soil	Screened out during stage 1 assessment	N/A
	Air	Screened out during stage 1 assessment	N/A
	Water	Screened out during stage 1 assessment	N/A
Historic Environment	Listed Buildings	Screened out during stage 1 assessment	N/A
	Scheduled Monuments	Screened out during stage 1 assessment	N/A
	Conservation Areas	Screened out during stage 1 assessment	N/A
	Gardens and Designed Landscapes	Screened out during stage 1 assessment	N/A
	Archaeological Sites/Areas	Screened out during stage 1 assessment	N/A
Social Environment	Health	Screened out during stage 1 assessment	N/A
	Population	Screened out during stage 1 assessment	N/A
	Material Assets	The policy is likely to have significant positive environmental impacts on safeguarded open space.	None.
Summary of Impacts			
Short terms Impacts		The implementation of the policy is likely to have significant environmental impacts in the short, medium and long term.	
Medium Term Impacts			
Long term Impacts			

Policy GI 2: Open Space Standards			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out during stage 1 assessment	N/A
	Biodiversity, Flora and Fauna	The policy is likely to have significant positive environmental impacts on biodiversity, flora and fauna.	None.

	Climate	The policy is likely to have significant positive environmental impacts on climate.	None.
Natural Resources	Soil	Screened out during stage 1 assessment	N/A
	Air	Screened out during stage 1 assessment	N/A
	Water	Screened out during stage 1 assessment	N/A
Historic Environment	Listed Buildings	Screened out during stage 1 assessment	N/A
	Scheduled Monuments	Screened out during stage 1 assessment	N/A
	Conservation Areas	Screened out during stage 1 assessment	N/A
	Gardens and Designed Landscapes	Screened out during stage 1 assessment	N/A
Social Environment	Archaeological Sites/Areas	Screened out during stage 1 assessment	N/A
	Health	The policy is likely to have significant positive environmental impacts on Health.	None.
	Population	Screened out during stage 1 assessment	N/A
	Material Assets	The policy is likely to have significant positive environmental impacts on Material Assets.	None.
Short terms Impacts		The implementation of the policy is likely to have significant environmental impacts in the short, medium and long term.	
Medium Term Impacts			
Long term Impacts			

Policy GI 3: Allotments			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
	Landscape and Geology	Screened out during stage 1 assessment	N/A
	Biodiversity, Flora and Fauna	The policy is likely to have significant positive environmental impacts on biodiversity, flora and fauna.	None.
	Climate	The policy is likely to have significant positive environmental impacts on climate.	None.
Natural	Soil	Screened out during stage 1 assessment	N/A

Resources	Air	Screened out during stage 1 assessment	N/A
	Water	Screened out during stage 1 assessment	N/A
Historic Environment	Listed Buildings	Screened out during stage 1 assessment	N/A
	Scheduled Monuments	Screened out during stage 1 assessment	N/A
	Conservation Areas	Screened out during stage 1 assessment	N/A
	Gardens and Designed Landscapes	Screened out during stage 1 assessment	N/A
	Archaeological Sites/Areas	Screened out during stage 1 assessment	N/A
Social Environment	Health	The policy is likely to have significant positive environmental impacts on Health.	None.
	Population	Screened out during stage 1 assessment	N/A
	Material Assets	The policy is likely to have significant positive environmental impacts on Material Assets.	None.
Short terms Impacts		The implementation of the policy is likely to have significant environmental impacts in the short, medium and long term.	
Medium Term Impacts			
Long term Impacts			

Policy ENV1: Nature Conservation			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out during Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	The policy will protect European, national and locally protected habitats, species from adverse development. The policy is likely to have significant positive environmental impacts.	None.
	Climate	Screened out during Stage 1 Assessment	N/A
Natural Resources	Soil	Screened out during Stage 1 Assessment	N/A
	Air	Screened out during Stage 1 Assessment	N/A
	Water	Screened out during Stage 1 Assessment	N/A
Historic	Listed Buildings	Screened out during Stage 1 Assessment	N/A

Environment	Scheduled Monuments	Screened out during Stage 1 Assessment	N/A
	Conservation Areas	Screened out during Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out during Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out during Stage 1 Assessment	N/A
Social Environment	Health	Screened out during Stage 1 Assessment	N/A
	Population	Screened out during Stage 1 Assessment	N/A
	Material Assets	Screened out during Stage 1 Assessment	N/A
Short terms Impacts		The policy is likely to have significant positive environmental impacts in the short, medium and long term.	
Medium Term Impacts			
Long term Impacts			

Policy ENV2:Landscape Character			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	The policy is aimed at protecting the landscape, therefore it is likely to have significant positive impacts on the environment.	None.
	Biodiversity, Flora and Fauna	Screened out during Stage 1 Assessment	N/A
	Climate	Screened out during Stage 1 Assessment	N/A
Natural Resources	Soil	Screened out during Stage 1 Assessment	N/A
	Air	Screened out during Stage 1 Assessment	N/A
	Water	Screened out during Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out during Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out during Stage 1 Assessment	N/A
	Conservation Areas	Screened out during Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out during Stage 1 Assessment	N/A
Social	Archaeological Sites/Areas	Screened out during Stage 1 Assessment	N/A
	Health	Screened out during Stage 1 Assessment	N/A

Environment	Population	Screened out during Stage 1 Assessment	N/A
	Material Assets	Screened out during Stage 1 Assessment	N/A
Short terms Impacts		The policy is likely to have significant positive environmental impacts in the short, medium and long term.	
Medium Term Impacts			
Long term Impacts			

Policy ENV3: Forestry, Woodlands and Trees			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	The protection of trees, woodland and forestry is likely to have significant positive impacts on the existing landscape character of East Ayrshire.	None.
	Biodiversity, Flora and Fauna	There is also likely to be significant positive environmental impacts on biodiversity flora and fauna from adverse impacts on trees, woodland and forestry, which can be important for biodiversity.	None.
	Climate	The protection of woodland/groups of trees is also likely to have significant environmental impacts on climate.	None.
Natural Resources	Soil	Screened out during Stage 1 Assessment	N/A
	Air	Screened out during Stage 1 Assessment	N/A
	Water	Screened out during Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out during Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out during Stage 1 Assessment	N/A
	Conservation Areas	Screened out during Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out during Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out during Stage 1 Assessment	N/A
Social	Health	Screened out during Stage 1 Assessment	N/A

Environment	Population	Screened out during Stage 1 Assessment	N/A
	Material Assets	Screened out during Stage 1 Assessment	N/A
Short terms Impacts		The policy is likely to have significant positive environmental impacts in the short, medium and long term.	
Medium Term Impacts			
Long term Impacts			

Policy ENV4: Carbon rich soils			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out during Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out during Stage 1 Assessment	N/A
	Climate	The protection of carbon rich soils is likely to have significant positive environmental impacts on climate as they act as carbon stores and sinks resulting in reductions of carbon being released into the atmosphere.	None.
Natural Resources	Soil	The protection of these resources is also likely to have significant positive impacts on soils.	None.
	Air	As with climate, the protection of these resources are important as they store carbon instead thus reducing the amount released into the atmosphere. Therefore, significant positive environmental impacts are likely to be experienced.	None.
	Water	There also could be significant positive environmental impacts on the water environment from the protection of carbon rich soils.	None.
Historic Environment	Listed Buildings	Screened out during Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out during Stage 1 Assessment	N/A
	Conservation Areas	Screened out during Stage 1 Assessment	N/A
	Gardens and Designed	Screened out during Stage 1 Assessment	N/A

	Landscapes		
	Archaeological Sites/Areas	Screened out during Stage 1 Assessment	N/A
Social Environment	Health	Screened out during Stage 1 Assessment	N/A
	Population	Screened out during Stage 1 Assessment	N/A
	Material Assets	Screened out during Stage 1 Assessment	N/A
Short terms Impacts		The policy is likely to have significant positive environmental impacts in the short, medium and long term.	
Medium Term Impacts			
Long term Impacts			

Policy ENV 6: Flooding			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
	Landscape and Geology	Screened out during Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out during Stage 1 Assessment	N/A
	Climate	The policy seeks to promote flood avoidance in the first instance and ensures that development reduces the overall possibility of flood risks. Therefore, it is considered that the policy is likely to have significant positive environmental impacts on climate.	None.
Natural Resources	Soil	Screened out during Stage 1 Assessment	N/A
	Air	Screened out during Stage 1 Assessment	N/A
	Water	Screened out during Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out during Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out during Stage 1 Assessment	N/A
	Conservation Areas	Screened out during Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out during Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out during Stage 1 Assessment	N/A
Social	Health	Screened out during Stage 1 Assessment	N/A

Environment	Population	Screened out during Stage 1 Assessment	N/A
	Material Assets	Screened out during Stage 1 Assessment	N/A
Short terms Impacts		The policy is likely to have significant positive environmental impacts in the short, medium and long term.	
Medium Term Impacts			
Long term Impacts			

Policy ENV 7: Advance and Temporary Greening of Vacant and Derelict Land			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out during stage 1 assessment	N/A
	Biodiversity, Flora and Fauna	Screened out during stage 1 assessment	N/A
	Climate	Screened out during stage 1 assessment	N/A
Natural Resources	Soil	By encouraging the temporary greening of vacant and derelict land, significant positive environmental impacts as it is bringing the land back into an active use.	None.
	Air	Screened out during stage 1 assessment	N/A
	Water	Screened out during stage 1 assessment	N/A
Historic Environment	Listed Buildings	Screened out during stage 1 assessment	N/A
	Scheduled Monuments	Screened out during stage 1 assessment	N/A
	Conservation Areas	Screened out during stage 1 assessment	N/A
	Gardens and Designed Landscapes	Screened out during stage 1 assessment	N/A
	Archaeological Sites/Areas	Screened out during stage 1 assessment	N/A
Social Environment	Health	By encouraging the temporary greening of vacant and derelict land, significant positive environmental impacts as it is bringing the land back into an active use and improving the environment of the area, as well as, providing additional areas for passive recreational use.	None.

	Population	Screened out during stage 1 assessment	N/A
	Material Assets	By encouraging the temporary greening of vacant and derelict land, significant positive environmental impacts as it is bringing the land back into an active use and increasing the amount of open space on offer within the settlement concerned.	None.
Short terms Impacts		The implementation of the policy is likely to have significant environmental impacts in the short, medium and long term.	
Medium Term Impacts			
Long term Impacts			

Policy ENV 8: Air, Light and Noise Pollution			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out during Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out during Stage 1 Assessment	N/A
	Climate	The policy ensures that developers have no adverse impacts on air quality which will presume against development that has significant adverse impacts on air quality thus also having significant positive environmental impacts on climate.	None.
Natural Resources	Soil	Screened out during Stage 1 Assessment	N/A
	Air	The policy ensures that developers have no adverse impacts on air quality which will presume against development that has significant adverse impacts on air quality thus also having significant positive environmental impacts on air.	None.
	Water	The policy ensures that development has no adverse impact on water bodies and ground water, therefore, the policy is likely to have significant positive environmental impacts.	None.
Historic	Listed Buildings	Screened out during Stage 1 Assessment	N/A

Environment	Scheduled Monuments	Screened out during Stage 1 Assessment	N/A
	Conservation Areas	Screened out during Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out during Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out during Stage 1 Assessment	N/A
Social Environment	Health	Screened out during Stage 1 Assessment	N/A
	Population	Screened out during Stage 1 Assessment	N/A
	Material Assets	Screened out during Stage 1 Assessment	N/A
Short terms Impacts		The policy is likely to have significant positive environmental impacts in the short, medium and long term.	
Medium Term Impacts			
Long term Impacts			

Policy ENV9: Contaminated Land			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out during Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out during Stage 1 Assessment	N/A
	Climate	Screened out during Stage 1 Assessment	N/A
Natural Resources	Soil	The treatment or removal of contaminated land is likely to have significant positive environmental impacts on soil.	None.
	Air	Screened out during Stage 1 Assessment	N/A
	Water	The treatment or removal of contaminated land is likely to have significant positive environmental impacts on groundwater.	N/A
Historic Environment	Listed Buildings	Screened out during Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out during Stage 1 Assessment	N/A
	Conservation Areas	Screened out during Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out during Stage 1 Assessment	N/A

	Archaeological Sites/Areas	Screened out during Stage 1 Assessment	N/A
Social Environment	Health	The removal and treatment of contaminated land is also likely to have significant positive environmental impacts on human health.	N/A
	Population	Screened out during Stage 1 Assessment	N/A
	Material Assets	Screened out during Stage 1 Assessment	N/A
Short terms Impacts		The policy is likely to have significant positive environmental impacts in the short, medium and long term.	
Medium Term Impacts			
Long term Impacts			

Policy CON1: Transportation requirements for new development			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out during stage 1 assessment	N/A
	Biodiversity, Flora and Fauna	Screened out during stage 1 assessment	N/A
	Climate	By ensuring all new development fully embraces active travel and multiple modes of transportation is likely to have significant positive environmental impacts on climate	None.
Natural Resources	Soil	Screened out during stage 1 assessment	N/A
	Air	By ensuring all new development fully embraces active travel and multiple modes of transportation is likely to have significant positive environmental impacts on air quality	None.
	Water	Screened out during stage 1 assessment	N/A
Historic Environment	Listed Buildings	Screened out during stage 1 assessment	N/A
	Scheduled Monuments	Screened out during stage 1 assessment	N/A
	Conservation Areas	Screened out during stage 1 assessment	N/A
	Gardens and Designed	Screened out during stage 1 assessment	N/A

	Landscapes		
	Archaeological Sites/Areas	Screened out during stage 1 assessment	N/A
Social Environment	Health	By ensuring all new development fully embraces active travel and multiple modes of transportation is likely to have significant positive environmental impacts human health.	None.
	Population	Screened out during stage 1 assessment	N/A
	Material Assets	By ensuring all new development fully embraces active travel and multiple modes of transportation is likely to have significant positive environmental impacts on material assets	None.
Short terms Impacts		The implementation of the policy is likely to have significant environmental impacts in the short, medium and long term.	
Medium Term Impacts			
Long term Impacts			

Section: Energy and Infrastructure		Policy CON 3: Core Paths and Natural Routes	
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out during stage 1 assessment	N/A
	Biodiversity, Flora and Fauna	New routes could also have impacts on the SPA, SAC's, Ramsar Site, SSSI's, wild land, wildlife and provisional wildlife sites; therefore, having the potential for significant negative environmental impacts in terms of disturbance to the qualifying interests.	New routes must also ensure that there are no adverse impacts SPA, SAC's, SSSI's, wildland, wildlife and provisional wildlife sites. Should this be the case then there are likely to be significant positive impacts as the qualifying interests of these areas will be protected.
	Climate	Screened out during stage 1 assessment	N/A

Natural Resources	Soil	Screened out during stage 1 assessment	N/A
	Air	Screened out during stage 1 assessment	N/A
	Water	Screened out during stage 1 assessment	N/A
Historic Environment	Listed Buildings	New routes could have significant negative impacts on Listed Buildings but this is dependent on where the route is located, which is unknown at this moment. Therefore, on a precautionary basis, the policy could have significant negative impacts.	Any new route should not adversely impact on the setting of a listed building and should be designed and sited accordingly to avoid any adverse impacts. Should this mitigation measure be taken on board then it is likely that significant positive impacts will be experienced.
	Scheduled Monuments	New routes could have significant negative impacts on Scheduled Monuments but this is dependent on where the site is located, which is unknown at this moment. Therefore, on a precautionary basis, the policy could have significant negative impacts.	Any new route should not adversely impact on the setting of a Scheduled Monument and should be designed and sited accordingly to avoid any adverse impacts. Should this mitigation measure be taken on board then it is likely that significant positive impacts will be experienced.
	Conservation Areas	New routes could have significant negative impacts on Conservation Areas but this is dependent on where the site is located, which is unknown at this moment. Therefore, on a precautionary basis, the policy could have significant negative impacts.	Any new route should not adversely impact on the character and appearance of a Conservation Area and should be designed and sited accordingly to avoid any adverse impacts. Should this mitigation measure be taken on board and then it is likely that significant positive impacts will be experienced.
	Gardens and Designed	New routes could have significant negative impacts	Any new route should not

	Landscapes	on Gardens and Designed Landscapes but this is dependent on where the site is located, which is unknown at this moment. Therefore, on a precautionary basis, the policy could have significant negative impacts.	adversely impact on the setting of a Garden and Designed Landscape and should be designed and sited accordingly to avoid any adverse impacts. Should this mitigation measure be taken on board then it is likely that significant positive impacts will be experienced.
	Archaeological Sites/Areas	New routes could have significant negative impacts on Archaeological Sites/Areas but this is dependent on where the site is located, which is unknown at this moment. Therefore, on a precautionary basis, the policy could have significant negative impacts.	Any new route should not adversely impact on archaeological sites/areas. Should this mitigation measure be taken on board then it is likely that significant positive impacts will be experienced.
Social Environment	Health	The protection of core paths and other natural routes, as well as the development of new routes, is likely to have significant positive environmental impacts on health as it is improving recreational opportunities.	None.
	Population	Screened out during stage 1 assessment	N/A
	Material Assets	The protection of core paths and other natural routes is likely to have significant positive environmental impacts on material assets.	None.
Short terms Impacts		The implementation of the policy is likely to have significant environmental impacts in the short, medium and long term as long as the mitigation measures are taken on board.	
Medium Term Impacts			
Long term Impacts			

Section: Energy and Infrastructure		Policy CON 5: Communications Infrastructure	
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	The implementation of the policy could have significant impacts on landscape, but this is dependent on the size and scale of the infrastructure proposal. Therefore it is not possible to say, even on a precautionary basis, if the environmental impacts will be significant positive or negative.	Any development should respect and fit into the existing landscape character and not lead to any loss that would have adverse impacts. By implementing this mitigation measure there could be significant positive and negative impacts as the landscape character could be permanently altered.
	Biodiversity, Flora and Fauna	The implementation of the policy could have significant impacts on Biodiversity, Flora and Fauna, but this is dependent on the size and scale of the infrastructure proposal. Therefore it is not possible to say, even on a precautionary basis, if the environmental impacts will be significant positive or negative.	Any development should not impact on protected species or habitats or lead to the loss or fragmentation of habitats or the dispersal of species. By implementing this mitigation measure there could be significant positive impacts could be experienced.
	Climate	The implementation of the policy could have significant impacts on climate, but this is dependent on the size and scale of the infrastructure proposal. Therefore it is not possible to say, even on a precautionary basis, if the environmental impacts will be significant positive or negative.	Development should not be located in area of flood risk, should avoid areas of raised bog, blanket bog and other organic soils, ancient and semi natural woodland and other groups of trees. Should this mitigation measure be taken on board then it is likely that significant positive impacts will be experienced.

Natural Resources	Soil	The implementation of the policy could have significant impacts on soil, but this is dependent on the size and scale of the infrastructure proposal. Therefore it is not possible to say, even on a precautionary basis, if the environmental impacts will be significant positive or negative.	Any site should not be located on prime or good quality agricultural land or on areas of raised bog, blanket bog and other organic soils. Should this mitigation measure be taken on board then it is likely that significant positive impacts will be experienced.
	Air	The implementation of the policy could have significant impacts on air, but this is dependent on the size and scale of the infrastructure proposal. Therefore it is not possible to say, even on a precautionary basis, if the environmental impacts will be significant positive or negative.	No apparent mitigation measures.
	Water	The implementation of the policy could have significant impacts on water, but this is dependent on the size and scale of the infrastructure proposal. Therefore it is not possible to say, even on a precautionary basis, if the environmental impacts will be significant positive or negative.	Development should not lead to any adverse impact on the water environment or lead to any degradation of water bodies. Should this mitigation measure be implemented then significant positive impacts could be experienced.
Historic Environment	Listed Buildings	The implementation of the policy could have significant impacts on listed buildings, but this is dependent on the size and scale of the infrastructure proposal. Therefore it is not possible to say, even on a precautionary basis, if the environmental impacts will be significant positive or negative.	Development should not lead to any adverse impacts on the listed buildings.
	Scheduled Monuments	The implementation of the policy could have significant impacts on scheduled monuments, but this is dependent on the size and scale of the infrastructure proposal. Therefore it is not possible to	Development should not lead to any adverse impacts on listed buildings.

		say, even on a precautionary basis, if the environmental impacts will be significant positive or negative.	
	Conservation Areas	The implementation of the policy could have significant impacts on conservation areas, but this is dependent on the size and scale of the infrastructure proposal. Therefore it is not possible to say, even on a precautionary basis, if the environmental impacts will be significant positive or negative.	Development should not lead to any adverse impacts on scheduled monuments.
	Gardens and Designed Landscapes	The implementation of the policy could have significant impacts on Gardens and Designed Landscapes, but this is dependent on the size and scale of the infrastructure proposal. Therefore it is not possible to say, even on a precautionary basis, if the environmental impacts will be significant positive or negative.	Development should not lead to any adverse impacts on conservation areas.
	Archaeological Sites/Areas	The implementation of the policy could have significant impacts on archaeological sites/areas, but this is dependent on the size and scale of the infrastructure proposal. Therefore it is not possible to say, even on a precautionary basis, if the environmental impacts will be significant positive or negative.	Development should not lead to any adverse impacts on Gardens and Designed Landscapes.
Social Environment	Health	The implementation of the policy could have significant impacts on health, but this is dependent on the size and scale of the infrastructure proposal. Therefore it is not possible to say, even on a precautionary basis, if the environmental impacts will be significant positive or negative.	Mitigation measures depend on the location of the proposal. However, if it is likely to negatively impact on human health then the development should be re-located or re-routed.
	Population	Screened out during stage 1 assessment	N/A
	Material Assets	The implementation of the policy could have significant impacts on material assets, but this is	Mitigation measures depend on the location of the proposal.

		dependent on the size and scale of the infrastructure proposal. Therefore it is not possible to say, even on a precautionary basis, if the environmental impacts will be significant positive or negative.	However, if it is likely to negatively impact on material assets then the development should be re-located or re-routed.
Short terms impacts	The short, medium and long term impacts are unknown as it depends on what is proposed and the precise location of the proposal.		
Medium Term Impacts			
Long term impacts			

Policy RE1: Renewable Energy Developments			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Renewable energy developments, depending on the location, could have significant negative environmental impacts on the landscape especially if they are located within the rural area. In an urban setting, there is also the potential for significant negative impacts if the scale and size of the proposal is out of keeping with the existing character and appearance of the area. However, unless the location of the proposed development is known, along with the type of renewable energy development, then it is not possible to predict with any certainty if there will be significant positive or negative impacts on landscape and geology.	Any new development should be located where there is capacity in the landscape to absorb it. It should also not impact visually on the landscape or break the skyline. Cumulative impacts on the landscape should also be avoided.
	Biodiversity, Flora and Fauna	Renewable energy developments, depending on the location, could have significant negative environmental impacts on biodiversity, flora and fauna. However, unless the location of the proposed development is known, along with the type of renewable energy development, then it is not	Development should avoid any areas of European, national or local protected sites. It should also avoid fragmenting habitats or result in dispersal of species.

		possible to predict with any certainty if there will be significant positive or negative impacts on biodiversity, flora and fauna.	Development associated with water abstraction should also avoid any impact on the habitat bed, species that use the river or any other important aspect that may lead to decline in the species currently using the watercourse or lead to problems upstream or downstream i.e. salmon populations etc.
	Climate	Renewable energy developments will help to meet climate change targets and therefore are likely to have significant positive environmental impacts. However, depending on the location they could also be built within an area at risk of flooding, thus having significant negative impacts. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty if there will be significant positive or negative impacts on climate in this regards.	Development should, where, possible avoid being built on a flood plain. Where a site is within an area of flood risk, SEPA should be contacted and their advice should be followed and any mitigation measures that they require should be implemented.
Natural Resources	Soil	Renewable energy developments, depending on the location, could have significant negative environmental impacts on prime or good quality agricultural land or other soil resources. However, unless the location of the proposed development is known, along with the type of renewable energy development, then it is not possible to predict with any certainty if there will be significant positive or negative impacts on soils.	Development should not result in the loss of prime quality, Category 3(1) or huge areas of Category 3(2) agricultural land. It should also avoid being located near other sensitive soil resources e.g. peat.
	Air	Renewable energy developments will help to reduce the amount of carbon entering the atmosphere and	There are no enhancement measures.

		therefore are likely to have significant positive environmental impacts.	
	Water	Renewable energy developments, depending on the location, could have significant negative environmental impacts on water resources. However, unless the location of the proposed development is known, along with the type of renewable energy development, then it is not possible to predict with any certainty if there will be significant positive or negative impacts on water resources.	Development should not lead to the degradation of a water body or affect the setting and quality of watercourses. Any development of associated with water abstraction should ensure that the water catchment area is not adversely affected.
Historic Environment	Listed Buildings	Renewable energy developments, depending on the location, could have significant negative environmental impacts on listed buildings. However, unless the location of the proposed development is known, along with the type of renewable energy development, then it is not possible to predict with any certainty if there will be significant positive or negative impacts on listed buildings.	Development should not adversely affect listed buildings or the setting of the listed building.
	Scheduled Monuments	Renewable energy developments, depending on the location, could have significant negative environmental impacts on scheduled monuments. However, unless the location of the proposed development is known, along with the type of renewable energy development, then it is not possible to predict with any certainty if there will be significant positive or negative impacts on scheduled monuments.	Development should not adversely affect scheduled monuments or the setting of the monument.
	Conservation Areas	Renewable energy developments, depending on the location, could have significant negative environmental impacts on conservation areas.	Development should not adversely affect the character and appearance of conservation

		However, unless the location of the proposed development is known, along with the type of renewable energy development, then it is not possible to predict with any certainty if there will be significant positive or negative impacts on conservation areas.	areas.
	Gardens and Designed Landscapes	Renewable energy developments, depending on the location, could have significant negative environmental impacts on gardens and designed landscapes. However, unless the location of the proposed development is known, along with the type of renewable energy development, then it is not possible to predict with any certainty if there will be significant positive or negative impacts on gardens and designed landscapes.	Development should not adversely affect the quality, character and appearance of gardens and designed landscapes.
	Archaeological Sites/Areas	Renewable energy developments, depending on the location, could have significant negative environmental impacts on archaeological sites/areas. However, unless the location of the proposed development is known, along with the type of renewable energy development, then it is not possible to predict with any certainty if there will be significant positive or negative impacts on archaeological sites/areas.	Development should avoid being located within areas of archaeological interest or disturb archaeological remains. Where a site is located within an archaeological trigger location, WoSAS should be contacted and their advice should be followed and any mitigation measures that they require should be implemented.
Social Environment	Health	Depending on the type of renewable energy development there could be noise, dust, odour etc which can affect health and could potentially have significant negative environmental impacts. However, unless the location of the proposed development is known, along with the type of	Development should not introduce excessive noise, light dust or odours which may adversely impact on human health.

		renewable energy development, then it is not possible to predict with any certainty if there will be significant positive or negative impacts on health.	
	Population	Screened out during Stage 1 Assessment	N/A
	Material Assets	Screened out during Stage 1 Assessment	N/A
Short terms Impacts		These impacts are dependent on the location and type of development; therefore, it is not possible to predict what the short, medium and long term impacts will be. However, it is assumed that the long terms benefits of renewable energy development will be significant positive.	
Medium Term Impacts			
Long term Impacts			

Policy RE2: Spatial Framework for Wind Energy			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Wind energy proposals, especially wind farm developments could have significant negative environmental impacts on landscape, individually and cumulatively. These will be predominantly visual but also could lead to scarring of the landscape and loss of irreplaceable features.	Any new development should be located where there is capacity in the landscape to absorb it. It should also not impact visually on the landscape or break the skyline. Development should also not lead to permanent scarring of the landscape and should be able to be restored to its original state. Cumulative impacts on the landscape should also be avoided. Should wind energy developments follow these mitigation measures or be located in areas which are acceptable for windfarm

			development, then there are still likely to be significant positive and negative impacts on the landscape, as the existing landscape character will still be altered.
	Biodiversity, Flora and Fauna	These types of development could also have impacts on biodiversity, flora and fauna depending on their location, the impacts could be significant negative, for example if they are located close to a natura 2000 site in terms of birds striking the wind turbines etc	Development should avoid any areas of European, national or local protected sites. It should also avoid fragmenting habitats or result in dispersal of species. They should also not be located in areas where bird strikes are likely. Should wind energy developments follow these mitigation measures or be located in areas which are acceptable for windfarm development, then there are likely to be significant positive environmental impacts.
	Climate	Wind energy proposals will help to meet climate change targets and therefore are likely to have significant positive environmental impacts.	Development should, where, possible avoid being built on a flood plain. Where a site is within an area of flood risk, SEPA should be contacted and their advice should be followed and any mitigation measures that they require should be implemented.
Natural	Soil	Wind energy proposals, depending on the location,	Development should not result in

Resources		could have significant negative environmental impacts on prime or good quality agricultural land or other soil resources. However, unless the location of the proposed development is known then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on soils.	the loss of prime quality Category 3(1) or huge areas of Category 3(2) good quality agricultural land. It should also avoid being located near other sensitive soil resources e.g. peat.
	Air	Wind energy proposals will help to reduce the amount of carbon entering the atmosphere and therefore are likely to have significant positive environmental impacts.	There are no enhancement measures.
	Water	Wind energy proposals, depending on the location, could have significant negative environmental impacts on water resources. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on water resources.	Development should not lead to the degradation of a water body or affect the setting and quality of watercourses.
Historic Environment	Listed Buildings	Wind energy proposals, depending on the location, could have significant negative environmental impacts on listed buildings. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on listed buildings.	Development should not adversely affect listed buildings or the setting of the listed building.
	Scheduled Monuments	Wind energy proposals, depending on the location, could have significant negative environmental impacts on scheduled monuments. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be	Development should not adversely affect scheduled monuments or the setting of the monument.

		significant positive or negative impacts on scheduled monuments.	
	Conservation Areas	Wind energy proposals, depending on the location, could have significant negative environmental impacts on conservation areas. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on conservation areas.	Development should not adversely affect the character and appearance of conservation areas.
	Gardens and Designed Landscapes	Wind energy proposals, depending on the location, could have significant negative environmental impacts on gardens and designed landscapes. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on gardens and designed landscapes.	Development should not adversely affect the quality, character and appearance of gardens and designed landscapes.
	Archaeological Sites/Areas	Wind energy proposals, depending on the location, could have significant negative environmental impacts on archaeological sites/areas. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on archaeological sites/areas.	Development should avoid being located within areas of archaeological interest or disturb archaeological remains. Where a site is located within an archaeological trigger location, WoSAS should be contacted and their advice should be followed and any mitigation measures that they require should be implemented.
Social Environment	Health	Depending on the type of wind energy proposals there could be noise, dust, odour etc which can affect health and could potentially have significant negative environmental impacts. However, unless	Development should not introduce excessive noise, light dust or odours which may adversely impact on human

		the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on health.	health.
	Population	Screened out during Stage 1 Assessment	N/A
	Material Assets	Screened out during Stage 1 Assessment	N/A
Short terms Impacts		These impacts are dependent on the location and type of development; therefore, it is not possible to predict what the short, medium and long term impacts will be. However, it is assumed that the long terms benefits of renewable energy development will be significant positive.	
Medium Term Impacts			
Long term Impacts			

Policy RE3: Wind Energy Proposals outwith the Spatial Framework

	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	On a precautionary basis, smaller scale wind energy proposals, especially wind farm developments could have significant negative environmental impacts on landscape, individually and cumulatively. These will be predominantly visual but also could lead to scarring of the landscape and loss of irreplaceable features.	Any new development should be located where there is capacity in the landscape to absorb it. It should also not impact visually on the landscape or break the skyline. Development should also not lead to permanent scarring of the landscape and should be able to be restored to its original state. Cumulative impacts on the landscape should also be avoided. Should wind energy developments follow these mitigation measures or be located in areas which are

			acceptable for windfarm development, then there are likely to be significant positive and negative impacts on the landscape, as the existing landscape character will still have been altered.
Biodiversity, Flora and Fauna	On a precautionary basis, these types of development could also have impacts on biodiversity, flora and fauna depending on their location, the impacts could be significant negative, for example if they are located close to a natura 2000 site terms of birds striking the wind turbines etc		Development should avoid any areas of European, national or local protected sites. It should also avoid fragmenting habitats or result in dispersal of species. They should also not be located in areas where bird strikes are likely. Should wind energy developments follow these mitigation measures or be located in areas which are acceptable for windfarm development, then there are likely to be significant positive environmental impacts.
Climate	Smaller scale wind energy proposals will help to meet climate change targets and therefore are likely to have significant positive environmental impacts.		Development should, where, possible avoid being built on a flood plain. Where a site is within an area of flood risk, SEPA should be contacted and their advice should be followed and any mitigation measures that they

			require should be implemented. Should wind energy developments follow these mitigation measures or be located in areas which are acceptable for windfarm development, then there are likely to be significant positive environmental impacts.
Natural Resources	Soil	Smaller scale wind energy proposals, depending on the location, could have significant negative environmental impacts on prime or good quality agricultural land or other soil resources. However, unless the location of the proposed development is known then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on soils.	Development should not result in the loss of prime quality Category 3(1) or huge areas of Category 3(2) good quality agricultural land. It should also avoid being located near other sensitive soil resources e.g. peat.
	Air	Smaller scale wind energy proposals will help to reduce the amount of carbon entering the atmosphere and therefore are likely to have significant positive environmental impacts.	None.
	Water	Smaller scale wind energy proposals, depending on the location, could have significant negative environmental impacts on water resources. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on water resources.	Development should not lead to the degradation of a water body or affect the setting and quality of watercourses.
Historic Environment	Listed Buildings	Smaller scale wind energy proposals, depending on the location, could have significant negative	Development should not adversely affect listed buildings

		environmental impacts on listed buildings. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on listed buildings.	or the setting of the listed building.
	Scheduled Monuments	Smaller scale wind energy proposals, depending on the location, could have significant negative environmental impacts on scheduled monuments. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on scheduled monuments.	Development should not adversely affect scheduled monuments or the setting of the monument.
	Conservation Areas	Smaller scale wind energy proposals, depending on the location, could have significant negative environmental impacts on conservation areas. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on conservation areas.	Development should not adversely affect the character and appearance of conservation areas.
	Gardens and Designed Landscapes	Smaller scale wind energy proposals, depending on the location, could have significant negative environmental impacts on gardens and designed landscapes. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on gardens and designed landscapes.	Development should not adversely affect the quality, character and appearance of gardens and designed landscapes.
	Archaeological Sites/Areas	Smaller scale wind energy proposals, depending on	Development should avoid being

		the location, could have significant negative environmental impacts on archaeological sites/areas. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on archaeological sites/areas.	located within areas of archaeological interest or disturb archaeological remains. Where a site is located within an archaeological trigger location, WoSAS should be contacted and their advice should be followed and any mitigation measures that they require should be implemented.
Social Environment	Health	Depending on the type of smaller scale wind energy proposals there could be noise, dust, odour etc which can affect health and could potentially have significant negative environmental impacts. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on health.	Development should not introduce excessive noise, light dust or odours which may adversely impact on human health.
	Population	Screened out during Stage 1 Assessment	N/A
	Material Assets	Screened out during Stage 1 Assessment	N/A
Short terms Impacts		These impacts are dependent on the location and type of development; therefore, it is not possible to predict what the short, medium and long term impacts will be. However, it is assumed that the long terms benefits of renewable energy development will be significant positive.	
Medium Term Impacts			
Long term Impacts			

Policy RE4: Heat Generation			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Renewable and non-renewable heat generation developments, depending on the location, could	Any new development should be located where there is capacity in

		<p>have significant negative environmental impacts on the landscape especially if they are located within the rural area. In an urban setting, there is also the potential for significant negative impacts if the scale and size of the proposal is out of keeping with the existing character and appearance of the area.</p> <p>However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even taking a precautionary approach, if there will be significant positive or negative impacts on landscape and geology.</p>	<p>the landscape to absorb it. It should also not impact visually on the landscape or break the skyline.</p> <p>Cumulative impacts on the landscape should also be avoided where possible.</p>
	Biodiversity, Flora and Fauna	<p>Renewable and non-renewable heat generation developments, depending on the location, could have significant negative environmental impacts on biodiversity, flora and fauna. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even taking a precautionary approach, if there will be significant positive or negative impacts on biodiversity, flora and fauna.</p>	<p>Development should avoid any areas of European, national or local protected sites. It should also avoid fragmenting habitats or result in dispersal of species.</p>
	Climate	<p>Renewable heat generation developments will help to meet climate change targets and therefore are likely to have significant positive environmental impacts.</p> <p>However, depending on the location they could also be built within an area at risk of flooding, thus having significant negative impacts. Heat generation developments using non-renewable sources also are likely to have significant negative impacts on climate.</p> <p>However, unless the location of the proposed development is known and the type of heat</p>	<p>Development should, where possible avoid being built on a flood plain. Where a site is within an area of flood risk, SEPA should be contacted and their advice should be followed and any mitigation measures that they require should be implemented.</p> <p>Where non-renewable sources of heat generation are employed,</p>

		generation development, then it is not possible to predict with any certainty, even taking a precautionary approach, if there will be significant positive or negative impacts on climate in this regards.	carbon capture and storage should be an integral part of the development.
Natural Resources	Soil	Renewable and non-renewable heat generation developments, depending on the location, could have significant negative environmental impacts on prime or good quality agricultural land or other soil resources. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even taking a precautionary approach, if there will be significant positive or negative impacts on soils.	Development should not result in the loss of prime quality, Category 3(1) or huge areas of Category 3(2) agricultural land. It should also avoid being located near other sensitive soil resources e.g. peat.
	Air	Renewable heat generation developments will help to meet climate change targets and therefore are likely to have significant positive environmental impacts on air quality. Heat generation developments using non-renewable sources also are likely to have significant negative impacts on air quality. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even taking a precautionary approach, if there will be significant positive or negative impacts on air in this regards.	Where non-renewable sources of heat generation are employed, carbon capture and storage should be an integral part of the development.
	Water	Renewable and non-renewable heat generation	Development should not lead to

		developments, depending on the location, could have significant negative environmental impacts on water resources. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even taking a precautionary approach, if there will be significant positive or negative impacts on water resources.	the degradation of a water body or affect the setting and quality of watercourses.
Historic Environment	Listed Buildings	Renewable and non-renewable heat generation developments, depending on the location, could have significant negative environmental impacts on listed buildings. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even taking a precautionary approach, if there will be significant positive or negative impacts on listed buildings.	Development should not adversely affect listed buildings or the setting of the listed building.
	Scheduled Monuments	Renewable and non-renewable heat generation developments, depending on the location, could have significant negative environmental impacts on scheduled monuments. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even taking a precautionary approach, if there will be significant positive or negative impacts on scheduled monuments.	Development should not adversely affect scheduled monuments or the setting of the monument.
	Conservation Areas	Renewable and non-renewable heat generation developments, depending on the location, could have significant negative environmental impacts on conservation areas. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even taking a precautionary approach, if there will be significant positive or negative impacts on conservation areas.	Development should not adversely affect the character and appearance of conservation areas.

	Gardens and Designed Landscapes	Renewable and non-renewable heat generation developments, depending on the location, could have significant negative environmental impacts on gardens and designed landscapes. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even taking a precautionary approach, if there will be significant positive or negative impacts on gardens and designed landscapes.	Development should not adversely affect the quality, character and appearance of gardens and designed landscapes.
	Archaeological Sites/Areas	Renewable and non-renewable heat generation developments, depending on the location, could have significant negative environmental impacts on archaeological sites/areas. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even taking a precautionary approach, if there will be significant positive or negative impacts on archaeological sites/areas.	Development should avoid being located within areas of archaeological interest or disturb archaeological remains. Where a site is located within an archaeological trigger location, WoSAS should be contacted and their advice should be followed and any mitigation measures that they require should be implemented.
Social Environment	Health	Depending on the type of renewable and non-renewable heat generation developments there could be noise, dust, odour etc which can affect health and could potentially have significant negative environmental impacts. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even taking a precautionary approach, if there will be significant positive or negative impacts on health.	Development should not introduce excessive noise, light dust or odours which may adversely impact on human health.
	Population	Screened out during Stage 1 Assessment	N/A
	Material Assets	Screened out during Stage 1 Assessment	N/A

Short terms Impacts	These impacts are dependent on the location and type of development; therefore, it is not possible to predict what the short, medium and long term impacts will be.
Medium Term Impacts	
Long term Impacts	

Policy RE 5: Low and Zero Carbon Buildings			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out during Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out during Stage 1 Assessment	N/A
	Climate	By ensuring development proposals will be required to incorporate low and zero carbon generating technologies to reduce greenhouse gas emissions, there are likely to be significant positive environmental impacts on climate.	None.
Natural Resources	Soil	Screened out during Stage 1 Assessment	N/A
	Air	Screened out during Stage 1 Assessment	N/A
	Water	Screened out during Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out during Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out during Stage 1 Assessment	N/A
	Conservation Areas	Screened out during Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out during Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out during Stage 1 Assessment	N/A
Social Environment	Health	Screened out during Stage 1 Assessment	N/A
	Population	Screened out during Stage 1 Assessment	N/A
	Material Assets	Screened out during Stage 1 Assessment	N/A
Short terms Impacts		The policy is likely to have significant positive environmental impacts in the short, medium and long term.	
Medium Term Impacts			
Long term Impacts			

Policy ZW 1: Sustainable Waste Management			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	<p>The policy directs new waste and extended waste management infrastructure and facilities to suitable locations near the source of the waste, ensures that there are adequate buffer zones and screening between natural heritage resources ensuring that adverse impacts on these resources are avoided (including visual amenity). Therefore the policy is likely to have significant positive impacts on landscape. However, the policy also allows development to occur elsewhere if there is a site specific locational or overriding need to locate elsewhere or away from the source of the waste. Depending on the location of the infrastructure and/or facility, there could be significant negative impacts on landscape.</p> <p>Overall, there are likely to be significant positive and negative environmental impacts on landscape and geology.</p>	Any new development outwith suitable locations should be located where there is capacity in the landscape to absorb it. It should also not impact visually on the landscape or break the skyline. Development should also not lead to permanent scarring of the landscape and should be able to be restored to its original state.
	Biodiversity, Flora and Fauna	<p>The policy directs new waste and extended waste management infrastructure and facilities to suitable locations near the source of the waste and ensures that there are adequate buffer zones and screening between natural heritage resources and that any adverse impact on these resources are avoided. Therefore the policy is likely to have significant positive impacts on biodiversity, flora and fauna. However, the policy also allows development to occur elsewhere if there is a site specific locational</p>	Development, outwith suitable locations, should avoid any areas of European, national or local protected sites. It should also avoid fragmenting habitats or result in dispersal of species.

		<p>or overriding need to locate elsewhere or away from the source of the waste. Depending on the location of the infrastructure and/or facility, there could be significant negative impacts on biodiversity, flora and fauna.</p> <p>Overall, there are likely to be significant positive and negative environmental impacts on biodiversity, flora and fauna</p>	
	Climate	<p>The policy directs new waste and extended waste management infrastructure and facilities to suitable locations near the source of the waste and ensures that the proposed site is not at risk of flooding. However, the policy also allows development to occur elsewhere if there is a site specific locational or overriding need to locate elsewhere or away from the source of the waste. Depending on the location of the infrastructure and/or facility, there could be significant negative impacts on climate in terms of haulage emissions to and from the site.</p> <p>Overall, there are likely to be significant positive and negative environmental impacts on climate.</p>	<p>It is difficult to prescribe mitigation measures for these types of developments in terms of reducing emissions into the atmosphere from haulage. Transportation of waste to these site by rail would lessen the impact on climate, but there may not be a viable rail halt etc in close proximity to the site.</p>
Natural Resources	Soil	<p>The policy directs new waste and extended waste management infrastructure and facilities to suitable locations near the source of the waste is likely to have significant positive impacts on soils. However, the policy also allows development to occur elsewhere if there is a site specific locational or overriding need to locate elsewhere or away from the source of the waste. Depending on the location of the infrastructure and/or facility, there could be</p>	<p>Development should not result in the loss of prime quality Category 3(1) or huge areas of Category 3(2) good quality agricultural land. It should also avoid being located near other sensitive soil resources e.g. peat.</p>

		<p>significant negative impacts on soil resources.</p> <p>Overall, there are likely to be significant positive and negative impacts on soil.</p>	
	Air	<p>The policy also allows development to occur elsewhere if there is a site specific locational or overriding need to locate elsewhere or away from the source of the waste. Depending on the location of the infrastructure and/or facility, there could be significant negative impacts on climate in terms of haulage emissions to and from the site.</p> <p>Overall, there are likely to be significant positive and negative environmental impacts on air.</p>	<p>It is difficult to prescribe mitigation measures for these types of developments in terms of reducing emissions into the atmosphere from haulage. Transportation of waste to these sites by rail would lessen the impact on climate, but there may not be a viable rail hault etc in close proximity to the site.</p>
	Water	<p>The policy directs new waste and extended waste management infrastructure and facilities to suitable locations near the source of the waste is likely to have significant positive impacts on water resources. However, the policy also allows development to occur elsewhere if there is a site specific locational or overriding need to locate elsewhere or away from the source of the waste. Depending on the location of the infrastructure and/or facility, there could be significant negative impacts on water resources.</p> <p>Overall, there are likely to be significant positive and negative impacts on water resources.</p>	<p>Development should not lead to the degradation of a water body or affect the setting and quality of watercourses.</p>
Historic Environment	Listed Buildings	<p>The policy directs new waste and extended waste management infrastructure and facilities to suitable locations near the source of the waste and ensures that there are adequate buffer zones and screening between built heritage resources and that any</p>	<p>Development should not adversely affect listed buildings or the setting of the listed building.</p>

		<p>adverse impact on these resources are avoided. Therefore, the policy is likely to have significant positive impacts on listed buildings. However, the policy also allows development to occur elsewhere if there is a site specific locational or overriding need to locate elsewhere or away from the source of the waste. Depending on the location of the infrastructure and/or facility, there could be significant negative impacts on listed buildings.</p> <p>Overall, there are likely to be significant positive and negative environmental impacts on listed buildings.</p>	
	Scheduled Monuments	<p>The policy directs new waste and extended waste management infrastructure and facilities to suitable locations near the source of the waste and ensures that there are adequate buffer zones and screening between built heritage resources and that any adverse impact on these resources are avoided, is likely to have significant positive impacts on scheduled monuments. However, the policy also allows development to occur elsewhere if there is a site specific locational or overriding need to locate elsewhere or away from the source of the waste. Depending on the location of the infrastructure and/or facility, there could be significant negative impacts on scheduled monuments.</p> <p>Overall, there are likely to be significant positive and negative environmental impacts on scheduled monuments.</p>	Development should not adversely affect scheduled monuments or the setting of the scheduled monument.
	Conservation Areas	<p>The policy directs new waste and extended waste management infrastructure and facilities to suitable</p>	Development should not adversely affect the character

		<p>locations near the source of the waste and ensures that there are adequate buffer zones and screening between built heritage resources and that any adverse impact on these resources are avoided. Therefore the policy is likely to have significant positive impacts on conservation areas. However, the policy also allows development to occur elsewhere if there is a site specific locational or overriding need to locate elsewhere or away from the source of the waste. Depending on the location of the infrastructure and/or facility, there could be significant negative impacts on conservation areas.</p> <p>Overall, there are likely to be significant positive and negative environmental impacts on conservation areas.</p>	<p>and appearance of conservation areas.</p>
	<p>Gardens and Designed Landscapes</p>	<p>The policy directs new waste and extended waste management infrastructure and facilities to suitable locations near the source of the waste and ensures that there are adequate buffer zones and screening between built heritage resources and that any adverse impact on these resources are avoided. Therefore, the policy is likely to have significant positive impacts on gardens and designed landscapes. However, the policy also allows development to occur elsewhere if there is a site specific locational or overriding need to locate elsewhere or away from the source of the waste. Depending on the location of the infrastructure and/or facility, there could be significant negative impacts on gardens and designed landscapes.</p>	<p>Development should not adversely affect the quality, character and appearance of gardens and designed landscapes.</p>

		Overall, there are likely to be significant positive and negative environmental impacts on gardens and designed landscapes.	
	Archaeological Sites/Areas	<p>The policy directs new waste and extended waste management infrastructure and facilities to suitable locations near the source of the waste and ensures that there are adequate buffer zones and screening between built heritage resources and that any adverse impact on these resources are avoided. Therefore, the policy is likely to have significant positive impacts on archaeological sites/areas. However, the policy also allows development to occur elsewhere if there is a site specific locational or overriding need to locate elsewhere or away from the source of the waste. Depending on the location of the infrastructure and/or facility, there could be significant negative impacts on archaeological sites/areas.</p> <p>Overall, there are likely to be significant positive and negative environmental impacts on archaeological sites/areas.</p>	Development should avoid being located within areas of archaeological interest or disturb archaeological remains. Where a site is located within an archaeological trigger location, WoSAS should be contacted and their advice should be followed and any mitigation measures that they require should be implemented.
Social Environment	Health	The policy ensures that there are buffer zones and screening between surrounding sensitive reports such as dwellings and settlements from waste management infrastructure and facilities. The policy also will ensure that development proposals put in places measures to prevent and control contamination of the surrounding area and degradation of the environment, thus having significant positive environmental impacts on health.	None.
	Population	Screened out during Stage 1 Assessment	N/A

	Material Assets	New waste infrastructure and facilities, implementing the aims of the Zero Waste Plan, is likely to have significant positive environmental impacts, by reducing the amount of waste going to landfill and increasing the recycling capacity etc within East Ayrshire.	None.
Short terms Impacts		The policy is likely to have significant positive and/or negative environmental impacts, but this is ultimately dependent on the location of the waste infrastructure or facilities.	
Medium Term Impacts			
Long term Impacts			

Policy MIN 1: Mineral Extraction			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Minerals developments could have significant negative environmental impacts on landscape, individually and cumulatively. These will be predominantly visual but also could lead to scarring of the landscape and loss of irreplaceable features.	<p>Any new development should be located where there is capacity in the landscape to absorb it. It should also not impact visually on the landscape or break the skyline. Development should also not lead to permanent scarring of the landscape and should be able to be restored to its original state. Cumulative impacts on the landscape should also be avoided.</p> <p>Should minerals developments follow these mitigation measures then there are still likely to be significant positive and negative impacts on the landscape, as the</p>

			existing landscape character will still be altered.
	Biodiversity, Flora and Fauna	These types of development could also have impacts on biodiversity, flora and fauna depending on their location, the impacts could be significant negative, for example if they are located close to a natura 2000 site in terms of birds striking the wind turbines etc	Development should avoid any areas of European, national or local protected sites. It should also avoid fragmenting habitats or result in dispersal of species.. Should minerals developments follow these mitigation measures or be located in areas which are acceptable then there are likely to be significant positive environmental impacts.
	Climate	Minerals developments could impact on flooding therefore are likely to have significant positive environmental impacts.	Development should, where, possible avoid being built on a flood plain. Where a site is within an area of flood risk, SEPA should be contacted and their advice should be followed and any mitigation measures that they require should be implemented.
Natural Resources	Soil	Minerals developments, depending on the location, could have significant negative environmental impacts on prime or good quality agricultural land or other soil resources. However, unless the location of the proposed development is known then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on soils.	Development should not result in the loss of prime quality Category 3(1) or huge areas of Category 3(2) good quality agricultural land. It should also avoid being located near other sensitive soil resources e.g. peat.
	Air	Minerals developments are likely to have adverse impacts on air due to blasting and the amount of	Minerals development should try and minimise the spread of dust

		vehicle traffic required.	etc towards settlements and any adverse impacts on air quality. Nevertheless, due to these sites requiring a lot of vehicle movements there are still likely to be significant positive and negative impacts as a result of this mitigation measure.
	Water	Minerals developments, depending on the location, could have significant negative environmental impacts on water resources. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on water resources.	Development should not lead to the degradation of a water body or affect the setting and quality of watercourses.
Historic Environment	Listed Buildings	Minerals developments, depending on the location, could have significant negative environmental impacts on listed buildings. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on listed buildings.	Development should not adversely affect listed buildings or the setting of the listed building.
	Scheduled Monuments	Minerals developments, depending on the location, could have significant negative environmental impacts on scheduled monuments. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on scheduled monuments.	Development should not adversely affect scheduled monuments or the setting of the monument.
	Conservation Areas	Minerals developments, depending on the location, could have significant negative environmental	Development should not adversely affect the character

		impacts on conservation areas. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on conservation areas.	and appearance of conservation areas.
	Gardens and Designed Landscapes	Minerals developments, depending on the location, could have significant negative environmental impacts on gardens and designed landscapes. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on gardens and designed landscapes.	Development should not adversely affect the quality, character and appearance of gardens and designed landscapes.
	Archaeological Sites/Areas	Minerals developments, depending on the location, could have significant negative environmental impacts on archaeological sites/areas. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on archaeological sites/areas.	Development should avoid being located within areas of archaeological interest or disturb archaeological remains. Where a site is located within an archaeological trigger location, WoSAS should be contacted and their advice should be followed and any mitigation measures that they require should be implemented.
Social Environment	Health	Depending on the type of minerals developments there could be noise, dust, odour etc which can affect health and could potentially have significant negative environmental impacts. However, unless the location of the proposed development is known, then it is not possible to predict with any certainty, even on a precautionary basis, if there will be significant positive or negative impacts on health.	Development should not introduce excessive noise, light dust or odours which may adversely impact on human health.

	Population	Screened out during Stage 1 Assessment	
	Material Assets	Screened out during Stage 1 Assessment	
	Short terms Impacts	These impacts are dependent on the location and type of development; therefore, it is not possible to predict what the short, medium and long term impacts will be. However, it is assumed that the long terms benefits of renewable energy development will be significant positive.	
	Medium Term Impacts		
	Long term Impacts		

APPENDIX H: FULL STAGE 2 SITE ASSESSMENT RESULTS

Key:	Significant Positive = Green	Significant Positive/Negative = Amber	Significant Negative = Red	Unknown = White
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H2(2): Heather Avenue, Alexandria			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required to formulate any flood mitigation measures that may be required. It is not possible to predict what the impact after mitigation will be as SEPA’s advice and mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.
Natural Resources	Soil	The site has been identified as vacant and derelict land and therefore has the potential for soil contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination. Should potentially	Contaminated soil should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive

		contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soils.	impacts if the mitigation and enhancement measures are provided.
	Air	Screened out at Stage 1 Assessment	N/A
	Water	The site has been identified as vacant and derelict land and therefore has the potential for groundwater contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination that can impact on ground water resources. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on groundwater resources.	Contaminated groundwater should be treated, where possible, by the remediation and/or removal of contaminated groundwater etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	<p>The treatment and/or removal of potentially contaminated soil and groundwater are likely to have significant positive impacts on human health.</p> <p>Also, the site is within walking distance of existing amenities and is also integrated with existing footpaths and cycle networks. Re-development of the site will also improve the environment of the area.</p> <p>The majority of the site is within the outer area of an HSE consultation zone of Loch Lomond Distillery</p>	<p>Contaminated soil and groundwater should be treated, where possible, by the remediation and/or removal in discussions with Environmental Health. This is likely to have significant positive impacts.</p> <p>It should be ensured that development within the site, in terms of the HSE zone, that there is no adverse impact on health</p>

		<p>which could have impacts for human health and safety.</p> <p>Overall, the development of the site will have significant positive and negative environmental impacts on health.</p>	<p>and safety of future residents of the site.</p> <p>Should these mitigation measures be implemented then there is likely to be significant positive impacts.</p>
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	<p>The provision of new recreational open space will enhance the green infrastructure within this area resulting in positive impacts.</p> <p>It is unlikely; however, that the development will have significant impacts on waste.</p> <p>Overall, development of the site is likely to have significant positive environmental impacts.</p>	<p>The provision of new open space should offer both recreational and amenity open space which creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links into existing path networks.</p>
	Short Term Impacts	<p>In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are taken into account.</p>	
	Medium Term Impacts		
	Long Term Impacts		

H2(4) Former Haldane Primary School, Balloch			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Development of the site could have significant negative impacts on climate as the site has a	The developer will be required to investigate the flooding issues

		medium probability of flooding as it is within a 1 – 200 year event. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	through an FRA. Contact with SEPA at an early stage is required to formulate any flood mitigation measures that may be required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
Social Environment	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	The loss of an existing playing pitch within the former school site is likely to have an adverse impact but this is not thought to be significant due to the adjacent area surrounding the Carrochan Burn. The provision of new recreational open space will enhance the green infrastructure within this area resulting in positive impacts.	The provision of new open space should offer both recreational and amenity open space which creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links

		<p>It is unlikely; however, that the development will have significant impacts on waste.</p> <p>Overall, development of the site is likely to have significant positive environmental impacts.</p>	into existing path networks.
Short Term Impacts		In the short term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Medium to Long term impacts are likely to be significant positive if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

H2(8): Former Braidfield High School, Clydebank			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Redevelopment of the site could result in the loss of Trees which are protected by a TPO. This could have a significant negative impact on the TPO and biodiversity and flora in the area.	Any redevelopment of the site should not result any loss of trees within the TPO. These trees should be incorporated into the layout of the site. Should this mitigation be implemented then there will be significant positive impacts, as long as the Trees are not diseased.
	Climate	Screened out at Stage 1 Assessment	N/A
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A

	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Medium to Long term impacts are likely to be significant positive if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

H2(10): North Douglas Street, Clydebank			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Part of the site is within a TPO and the loss of these rather large trees which sit prominently in the middle of the site could have significant adverse impacts as it would result in loss of a rather large set of trees.	Development of the site should retain the large tree within the site layout. Should this not be possible, new tree planting will be required to compensate for the loss of trees within the TPO.
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	The developer will be required to investigate the flooding issues and contact with SEPA at an early stage is required to formulate any flood mitigation measures. It is not possible to predict what the impact after mitigation will be as SEPA's advice and mitigation

			requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	<p>Also, the site is within walking distance of existing amenities and is also integrated with existing footpaths and cycle networks. Re-development of the site will also improve the environment of the area.</p> <p>The majority of the site is within the outer area of an HSE consultation zone which could have impacts for human health and safety.</p> <p>Overall, the development of the site will have significant positive and negative environmental impacts on health.</p>	<p>It should be ensured that development within the site, in terms of the HSE zone, that there is no adverse impact on health and safety of future residents of the site.</p> <p>Should these mitigation measures be implemented then there is likely to be significant positive impacts.</p>
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short to medium term, there are likely to be significant positive/negative	

Medium Term Impacts	environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are taken into account.
Long Term Impacts	

H2(13) Rosebery House, Clydebank			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Redevelopment of this site is likely to have significant positive impacts on the urban landscape as it will be reusing a vacant site which is affecting the visual amenity of the area.	Development of the site should aim to respond to key landmark views, such as the Town Hall and the Titan Crane and should integrate with the natural landscape environment of the Canal. Should these enhancement measures be implemented then the significant positive impacts are expected.
	Biodiversity, Flora and Fauna	The site borders the Forth and Clyde Canal which retains an important natural environment. Development of the site is unlikely to have significant adverse impacts on these receptors but could, subject to providing a green infrastructure area to the north of the site integrating with the existing natural environment of the Canal, there is likely to be significant positive impacts.	Development should integrate and have no adverse impacts on the natural environment of the Canal area. Providing green infrastructure adjacent to this area is likely to help to significantly improve the natural environment of the Canal and the site itself resulting in significant positive impacts.
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 –	The developer will be required to investigate the flooding issues and contact with SEPA at an

		200 year event. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	early stage is required to formulate any flood mitigation measures. It is not possible to predict what the impact after mitigation will be as SEPA's advice and mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.
Natural Resources	Soil	The site has been identified as vacant and derelict land and therefore has the potential for soil contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soils.	Contaminated soil should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
	Air	Being within the centre of Clydebank, adjacent to Kilbowie Road which is a main thoroughfare through the centre of Clydebank, linking the A82 and Dumbarton Road, any additional traffic within this area is likely to have cumulative significant adverse impacts on air quality. However, this will be offset to some extent by the site being on a public transport route and in walking distance of two train stations. On balance, there is likely to be significant positive and negative impacts.	As the site is already in close proximity to numerous modes of public transport there is little additional mitigation measures that can be implemented. Therefore, the site is still likely to have significant positive/negative impacts even if car parking were to be reduced and travel plans implemented.
	Water	The site has been identified as vacant and derelict land and therefore has the potential for groundwater	Contaminated groundwater should be treated, where

		contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination that can impact on ground water resources. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on groundwater resources.	possible, by the remediation and/or removal of contaminated groundwater etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	The site is adjacent to the Forth and Clyde Canal and could have direct or indirect effects on its setting. Dependent on the layout of the site and the extent of the housing these could be significant positive or significant negative impacts. As the layout and precise development envelope of the site is unknown, it is appropriate to invoke the precautionary principle and assess the likelihood of both significant positive and negative environmental impacts.	Development of this site should not have an adverse impact on the Scheduled Monument or its setting. Where possible, the development should aim to enhance the setting of the Canal in terms of green infrastructure and connections to the Canal towpath. Should these mitigation measures be implemented, significant positive impacts are likely.
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The site has a WoSAS trigger location within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on this archaeological site/area.	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's advice and mitigation

			requirements are unknown.
Social Environment	Health	<p>The treatment and/or removal of potentially contaminated soil and groundwater are likely to have significant positive impacts on human health.</p> <p>Also, the site is within walking distance of existing amenities and is also within close proximity of existing footpaths and cycle networks and the Canal towpath. Re-development of the site will also improve the environment of the area.</p> <p>Overall, the development of the site will have significant positive environmental impacts on health.</p>	<p>Contaminated soil and groundwater should be treated, where possible, by the remediation and/or removal in discussions with Environmental Health. This is likely to have significant positive impacts.</p> <p>Where possible, the development should aim to enhance the setting of the Canal in terms of connections to the Canal towpath. Should these mitigation measures be implemented, significant positive impacts are likely.</p>
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	<p>The provision of new recreational open space will enhance the green infrastructure within this area resulting in positive impacts.</p> <p>It is unlikely; however, that the development will have significant impacts on waste.</p> <p>Overall, development of the site is likely to have significant positive environmental impacts.</p>	<p>The provision of new open space should offer both recreational and amenity open space which creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links into existing path networks.</p>
Short Term Impacts		<p>In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Long term impacts are likely to be significant positive if the mitigation and</p>	
Medium Term Impacts			
Long Term Impacts			

enhancements methods are taken into account.

H2(17) Crosslet Estate, Dumbarton			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Development of the site is adjacent to the Overtoun Estate, Overtoun Burn & Barwood Hill Local Nature Conservation Site and could have potential adverse impacts on the setting of the LNCS. As the layout of the site is unknown, the precautionary principle has been followed and significant negative impacts are assumed.	Development of this site should have no adverse impact on the setting of, or habitats and species contained within the LNCS. Should this mitigation measure be implemented then there are unlikely to be significant impacts on the LNCS as a result of the development.
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and the FRA mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A

	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

H2(18) Castlegreen Street ,Dumbarton			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Natural Features Biodiversity, Flora and Fauna	The site is in close proximity to the Inner Clyde SPA and SSSI and is likely to have significant negative impacts on the SPA in terms of disturbance.	Development of this site must not have an adverse impact on the qualifying interests of the SPA and the SSSI. Should this be achieved, and subject to a project-level HRA being undertaken, then these impacts could be reduced from significant negative to significant positive/negative impacts or

			significant positive impacts.
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding. The site is also not within reasonable walking distance from the nearest public bus stop. Overall, it is considered that development of this site could have significant negative environmental impacts on climate.	<p>The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and the FRA mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site to compensate for the site being more than 400 metres from a public transport stop and the fact that running a bus service to this site is not possible due to operators and also because a bus service serving this site may be underutilised and therefore unsustainable.</p> <p>Should these mitigation measures be implemented then significant positive and negative impacts are still expected.</p>
Natural Resources	Soil	Part of the site is identified as vacant and derelict land and redevelopment of this site is likely to have positive impacts.	Contaminated soil should be treated and/or removed where possible and in discussions with

		<p>The site has the potential for soil contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soils.</p> <p>Overall, significant positive impacts are expected.</p>	<p>Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.</p>
	Air	<p>Due to the additional number of cars development of this could bring into the area, it is likely that there will be significant negative impacts on air, as the site is not within reasonable walking distance from the nearest public bus stop and the basic amenities within the town centre.</p>	<p>Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site to compensate for the site being more than 400 metres from a public transport stop and the fact that running a bus service to this site is not possible due to operators and also because a bus service serving this site may be underutilised and therefore unsustainable.</p> <p>Development of the site should use lower carbon materials and construction methods and should embrace renewable energy methods to minimise carbon emissions.</p> <p>Should these mitigation and</p>

			enhancement measures be provided then the development is likely to have significant positive/negative environmental impacts on air quality due to the size of the site.
	Water	The site has the potential for ground water contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soils.	Contaminated groundwater should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The site has a WoSAS trigger location within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on this archaeological site/area.	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's advice and mitigation requirements are unknown.
Social Environment	Health	The treatment and/or removal of potentially contaminated soil and groundwater are likely to have	Contaminated soil and groundwater should be treated

		<p>significant positive impacts on human health.</p> <p>The site is not within walking distance of public transport stop or to the town centre and the basic amenities contained within it and due to the size of the site there are likely to be significant increases in car emissions and the corresponding increases in air pollution etc.</p> <p>Therefore, it is likely that there will be significant negative impacts on human health.</p>	<p>and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.</p> <p>Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site to compensate for the site being more than 400 metres from a public transport stop and the fact that running a bus service to this site is not possible due to operators and also because a bus service serving this site may be underutilised and therefore unsustainable.</p> <p>Development of the site should use lower carbon materials and construction methods and should embrace renewable energy methods to minimise carbon emissions.</p> <p>Should these mitigation and enhancement measures be</p>
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			provided then the development is likely to have significant positive and negative environmental impacts on human health as a result of the size of the site.
Population	Screened out at Stage 1 Assessment		N/A
Material Assets	<p>The site is not within walking distance of a public bus stop and basic amenities within the town centre which is likely to have significant negative environmental impacts on material assets.</p> <p>However, the provision of new recreational open space will enhance the green infrastructure within this area resulting in positive impacts.</p> <p>It is unlikely; however, that the development will have significant impacts on waste.</p> <p>Overall, development of the site is likely to have significant positive and negative environmental impacts.</p>	<p>The provision of new open space should offer both recreational and amenity open space which creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links into existing path networks.</p> <p>Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site to compensate for the site being more than 400 metres from a public transport stop and the fact that running a bus service to this site is not possible due to operators and also because a bus service serving this site may be underutilised and therefore unsustainable.</p>	

			This is likely to have significant positive/negative impacts if the mitigation and enhancement measures are provided.
Short Term Impacts		In the short to medium term, there are likely to be significant negative environmental impacts experienced during construction of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Long term impacts are likely to be significant positive/negative if the mitigation and enhancements methods are taken into account and that the development.	
Medium Term Impacts			
Long Term Impacts			

H2(22) Notre Dame Convent, Dumbarton			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	The site is set within a substantial natural area which is adjacent substantial areas of open space and close proximity to the LNCS at Brucehill Cliffs. Development of this site could have significant adverse impacts on this landscape should substantial areas of this natural environment be removed and the setting of the adjacent open space and LNCS be affected.	Development of this site should have no adverse impacts of the setting of the open space and LNCS. It should also retain much of the natural environment within the site as possible which contributes to the attractive setting of the site. Should these implementation measures be implemented and the landscaping of the site integrated and retained, then there is likely to be significant positive impacts.
	Biodiversity, Flora and Fauna	Development of the site could have an impact on the	The TPO should be retained in its

		TPO within it, unless this is integrated into the layout of the site. If this requirement is met then there are likely to be positive impacts but these are unlikely to be significant.	entirely within the layout of the site unless the trees are diseased in which cases they should be replaced by the same species or a native species of tree.
	Climate	Screened out at Stage 1 Assessment	N/A
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Development of this site could have significant adverse impacts on the listed building and its setting. However, as there is no layout the precise impact is not possible to predict. Precautionary mitigation measures have been therefore provided.	There should be no adverse impact on the listed building or its setting. Should this be accomplished then significant positive impacts could arise especially where enhancements, where appropriate, are made to the setting of the building
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	The site is within walking distance of a public bus stop and the provision of new recreational open space will enhance the green infrastructure within this area resulting in significant positive impacts.	The provision of new open space should offer both recreational and amenity open space which creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links into existing path networks.
	Population	Screened out at Stage 1 Assessment	N/A

	Material Assets	The site is within walking distance of a public bus stop and the provision of new recreational open space will enhance the green infrastructure within this area resulting in significant positive impacts.	The provision of new open space should offer both recreational and amenity open space which creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links into existing path networks.
Short Term Impacts		In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

H2(24) Sandpoint Marina			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	The site sites prominently overlooking the Rivers Leven and Clyde and redevelopment of the site has the potential to improve the landscape of this area if done sensitively in terms of design. If this is the case, significant positive impacts are likely to occur.	Development of this site will need to be of a high quality in order to enhance the landscape in this area.
	Biodiversity, Flora and Fauna	The site is adjacent to the Inner Clyde SPA and SSSI, the River Leven LNCS, which acts as a migratory route for Atlantic salmon and brook lamprey between the Endrick Water SAC and the River Clyde. Development of this site could lead to disturbance and pollution of these resources thus having significant negative impacts.	Development of this site must not have an adverse impact on the qualifying interests of the SPA, SAC, LNCS and the SSSI. Should this be achieved, and subject to a project-level HRA being undertaken, then these impacts could be reduced from

			significant negative to significant positive/negative impacts or significant positive impacts.
	Climate	The site is adjacent to two major rivers and due to rising tidal changes is highly likely to be at risk of flooding and, as a result, could have significant negative impacts in this regard. It is also likely to have significant negative environmental impacts due to the fact that the site is substantially more than 400 metres from the nearest public transport stop within Bridge Street and also from the Town Centre. This will encourage the predominant use of cars for travel.	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and the FRA mitigation requirements are unknown. Development of the site must provide good quality links to the public transport and walking routes to existing bus stops and to compensate for the site being more than 400 metres from a public transport stop and the fact that running a bus service to this site is not possible due to operators and also because a bus service serving this site may be underutilised and therefore unsustainable. The developer will also require to make the necessary improvements to existing bus services on Bridge Street Should these mitigation measures be implemented then

			significant positive and negative impacts are still expected.
Natural Resources	Soil	<p>Part of the site is identified as vacant and derelict land and redevelopment of this site is likely to have positive impacts.</p> <p>The site has the potential for soil contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soils.</p> <p>Overall, significant positive impacts are expected.</p>	Contaminated soil should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
	Air	Due to the additional number of cars development of this could bring into the area, it is likely that there will be significant negative impacts on air, as the site is not within reasonable walking distance from the nearest public bus stop and the basic amenities within the town centre.	Development of the site must provide good quality links to the public transport and walking routes to existing bus stops and to compensate for the site being more than 400 metres from a public transport stop and the fact that running a bus service to this site is not possible due to operators and also because a bus service serving this site may be underutilised and therefore unsustainable. The developer will also require to make the necessary improvements to existing bus services on Bridge Street

			<p>Development of the site should use lower carbon materials and construction methods and should embrace renewable energy methods to minimise carbon emissions.</p> <p>Should these mitigation and enhancement measures be provided then the development is likely to have significant positive/negative environmental impacts on air quality due to the size of the site.</p>
	Water	<p>The site has the potential for ground water contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soils.</p> <p>However, as the site is adjacent to major watercourses, development of this site could have significant negative impacts on watercourses in terms of the water framework directive, which is likely to have significant negative impacts unless the site is developed sensitively.</p> <p>Overall, significant positive and negative</p>	<p>Contaminated groundwater should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.</p> <p>Development of the site should ensure that there are no adverse impacts on the watercourses including its setting. To achieve this there should be adequate separation from the edge of the watercourse to the site to act as a</p>

		environmental impacts are expected.	buffer. Should these mitigation measures be implemented then significant positive impacts could occur.
Historic Environment	Listed Buildings	The site sits directly in front of Dumbarton Castle and Rock and redevelopment of the site may have a significant impact on the site. However, as the design and layout of the site are unknown at this stage it is difficult to predict what the impact will be on this Category A Listed Building.	Development of this site will require to be developed to a high standard so as to not adversely impact on the setting of the castle and rock. Should this be the case then significant positive impacts could occur.
	Scheduled Monuments	As above	As Above
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The site has a WoSAS trigger location within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on these archaeological site/area.	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's advice and mitigation requirements are unknown.
Social Environment	Health	The site is not within walking distance of public transport stop or to the town centre and the basic amenities contained within it and due to the size of the site there are likely to be significant increases in car emissions and the corresponding increases in air pollution etc.	Development of the site must provide good quality links to the public transport and walking routes to existing bus stops and to compensate for the site being more than 400 metres from a

		<p>The site is also within a site with a high possibility of flooding, which has implications for health. The removal of contaminated land and groundwater is likely to have significant positive impacts on health</p> <p>Therefore, it is likely that there will be significant negative impacts on human health.</p> <p>Overall, significant positive and negative impacts are expected.</p>	<p>public transport stop and the fact that running a bus service to this site is not possible due to operators and also because a bus service serving this site may be underutilised and therefore unsustainable. The developer will also require to make the necessary improvements to existing bus services on Bridge Street.</p> <p>Development of the site should use lower carbon materials and construction methods and should embrace renewable energy methods to minimise carbon emissions.</p> <p>Contaminated soil and groundwater should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.</p> <p>Should these mitigation and enhancement measures be</p>
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			provided then the development is likely to have significant positive/negative environmental impacts on air quality due to the size of the site.
Population	Screened out at Stage 1 Assessment		N/A
Material Assets	<p>The site is not within walking distance of a public bus stop and basic amenities within the town centre which is likely to have significant negative environmental impacts on material assets.</p> <p>However, the provision of new recreational open space will enhance the green infrastructure within this area resulting in positive impacts.</p> <p>It is unlikely; however, that the development will have significant impacts on waste.</p> <p>Overall, development of the site is likely to have significant positive and negative environmental impacts.</p> <p>The provision of new open space should offer both recreational and amenity open space which creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links into existing path networks.</p>	<p>The provision of new open space should offer both recreational and amenity open space which creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links into existing path networks.</p> <p>The provision of new open space should offer both recreational and amenity open space which creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links into existing path networks.</p>	<p>The provision of new open space should offer both recreational and amenity open space which creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links into existing path networks.</p> <p>Development of the site must provide good quality links to the public transport and walking routes to existing bus stops and to compensate for the site being more than 400 metres from a public transport stop and the fact that running a bus service to this site is not possible due to operators and also because a bus service serving this site may be underutilised and therefore unsustainable. The developer will also require to make the necessary improvements to</p>

			existing bus services on Bridge Street This is likely to have significant positive/negative impacts if the mitigation and enhancement measures are provided.
Short Term Impacts		In the short to medium term, there are likely to be significant negative environmental impacts experienced during construction of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site and the potential impacts on the SAC, SPA, SSSI and LNCS. Long term impacts are likely to be significant positive/negative if the mitigation and enhancements methods are taken into account and that the development.	
Medium Term Impacts			
Long Term Impacts			

H2(25) Carleith, Duntocher			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Screened out at Stage 1 Assessment	N/A
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The site has a WoSAS trigger location within it; therefore there could be impacts on archaeological resources within the area. Should this be the case,	If there is likely to be an impact on archaeological resources, then mitigation measures should

		and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on this archaeological site/area.	be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's advice and mitigation requirements are unknown.
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Medium to long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.	
Medium Term Impacts			
Long Term Impacts			

H2(29) Jamestown IE, Jamestown			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and the FRA mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the

			public transport and walking routes near the site. Should these mitigation measures be implemented then there is likely to be significant positive impacts.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.	
Medium Term Impacts			
Long Term Impacts			

H2(30) Levenbank Terrace, Jamestown			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and the FRA mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site. Should these mitigation measures be implemented then there is likely to be significant positive impacts.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A

	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.	
Medium Term Impacts			
Long Term Impacts			

H2(32) Ashtree Court, Old Kilpatrick			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Screened out at Stage 1 Assessment	N/A
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The site has a WoSAS trigger location within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on this	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after

		archaeological site/area.	mitigation will be as WoSAS's advice and mitigation requirements are unknown.
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Medium to long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.	
Medium Term Impacts			
Long Term Impacts			

H2(34) Dalquhurn, Renton			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	The site is adjacent to the River Leven LNCS. Development of this site could lead to disturbance and pollution of the LNCS and affect its setting thus having significant negative impacts.	Development of this site must not have an adverse impact on the LNCS and its setting. Opportunities should be taken to enhance walking routes along the river for recreational purposes. Should these be implemented then there are likely to be significant positive impacts.
	Climate	The site is within an area which has a medium probability of flooding. It is also within walking distance of a public transport route.	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is

		Overall, there is likely to be significant positive/negative impacts of developing this site.	required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and the FRA mitigation requirements are unknown. Development of the site must provide good quality links to the public transport and walking routes to existing bus stops. Should these mitigation measures be implemented then significant positive impacts are still expected.
Natural Resources	Soil	Development of the site will result in the removal of a large area of vacant and derelict land which is likely to have significant positive impacts.	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The site has a WoSAS trigger locations within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on these archaeological sites/areas.	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's advice and mitigation

			requirements are unknown.
Social Environment	Health	<p>The site is within walking distance of existing amenities and is also integrated with existing footpaths and cycle networks. Development of the site will also improve the environment of the area.</p> <p>The majority of the site is within or adjacent the outer area of an HSE consultation zone of the Kilmalid site within the Vale of Leven Industrial Estate, which could have impacts for human health and safety.</p> <p>Overall, the development of the site will have significant positive and negative environmental impacts on health.</p>	<p>It should be ensured that development within the site, in terms of the HSE zone, that there is no adverse impact on health and safety of future residents of the site.</p> <p>Should these mitigation measures be implemented then there is likely to be significant positive impacts.</p>
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		<p>In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.</p>	
Medium Term Impacts			
Long Term Impacts			

H2(35) Former Council Offices, Church Street, Alexandria			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 –	The developer will be required to investigate the flooding issues through an FRA. Contact with

		200 year event. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	SEPA at an early stage is required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and the FRA mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site. Should these mitigation measures be implemented then there is likely to be significant positive impacts.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding	
Medium Term Impacts			
Long Term Impacts			

	to the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.
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H2(38) RHI Site			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event. The site is within walking distance of public transport hubs on Fleming Avenue and Brown Avenue, which would have significant positive impacts, but there are no direct links to these bus stops from the site. Overall, development of the site is likely to have significant positive and negative impacts.	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and the FRA mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport to either Fleming Avenue and Brown Avenue and walking routes near the site. Should these mitigation measures be implemented then there is likely to be significant positive impacts.
Natural Resources	Soil	The site has the potential for soil contamination. Any development, or-redevelopment of the site should	Contaminated soil should be treated and/or removed where

		<p>aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soils.</p> <p>Overall, significant positive impacts are expected.</p>	<p>possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.</p>
	Air	<p>Due to the additional number of cars development of this could bring into the area, it is likely that there will be significant negative impacts on air, on a cumulative basis. The site is within walking distance of public transport hubs on Fleming Avenue and Brown Avenue, which would have significant positive impacts, but there are no direct links to these bus stops from the site. Overall, development of the site is likely to have significant positive and negative impacts.</p>	<p>Development of the site should also aim to ensure that good quality links are made to the public transport to either Fleming Avenue and Brown Avenue and walking routes near the site.</p> <p>Development of the site should use lower carbon materials and construction methods and should embrace renewable energy methods to minimise carbon emissions.</p> <p>Should these mitigation and enhancement measures be provided then the development is likely to have significant positive/negative environmental impacts on air quality due to the size of the site.</p>
	Water	<p>The site has the potential for ground water contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination. Should potentially</p>	<p>Contaminated groundwater should be treated and/or removed where possible and in discussions with Environmental</p>

		<p>contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soils.</p> <p>However, as the site is adjacent to major watercourses, development of this site could have significant negative impacts on the Canal in terms of the water framework directive, which is likely to have significant negative impacts unless the site is developed sensitively.</p> <p>Overall, significant positive and negative environmental impacts are expected.</p>	<p>Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.</p> <p>Development of the site should ensure that there are no adverse impacts on the watercourses including its setting. To achieve this there should be adequate separation from the edge of the watercourse to the site to act as a buffer.</p> <p>Should these mitigation measures be implemented then significant positive impacts could occur.</p>
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	The site is adjacent to the Forth and Clyde Canal and therefore could have significant adverse impacts if the site is not developed sensitively. As the layout and the site is unknown at present, it is not possible to predict the actual impacts on the scheduled monument.	<p>Development of the site should not have any adverse impacts on the scheduled monument. Direct connections to the Canal towpath should be made.</p> <p>Should these mitigation measures be implemented then significant positive impacts could occur.</p>
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A

	Archaeological Sites/Areas	The site has a WoSAS trigger location within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on this archaeological site/area.	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's advice and mitigation requirements are unknown.
Social Environment	Health	<p>The treatment and/or removal of potentially contaminated soil and groundwater are likely to have significant positive impacts on human health.</p> <p>The site is within walking distance of public transport hubs on Fleming Avenue and Brown Avenue, which would have significant positive impacts, but there are no direct links to these bus stops from the site. Overall, development of the site is likely to have significant positive and negative impacts.</p>	<p>Contaminated soil and groundwater should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.</p> <p>Development of the site should also aim to ensure that good quality links are made to the public transport to either Fleming Avenue and Brown Avenue and walking routes near the site.</p> <p>Direct connections from the site to the Canal towpath should be made to encourage active recreation.</p> <p>Should these mitigation</p>

			measures be implemented then significant positive impacts could occur.
Population	Screened out at Stage 1 Assessment		N/A
Material Assets	<p>The site is within walking distance of public transport hubs on Fleming Avenue and Brown Avenue, which would have significant positive impacts, but there are no direct links to these bus stops from the site. Overall, development of the site is likely to have significant positive and negative impacts.</p> <p>However, the provision of new recreational open space will enhance the green infrastructure within this area resulting in positive impacts.</p> <p>It is unlikely; however, that the development will have significant impacts on waste.</p> <p>Overall, development of the site is likely to have significant positive environmental impacts.</p>		<p>The provision of new open space should offer both recreational and amenity open space which creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links into existing path networks.</p> <p>Development of the site should also aim to ensure that good quality links are made to the public transport to either Fleming Avenue and Brown Avenue and walking routes near the site.</p> <p>Direct connections from the site to the Canal towpath should be made to encourage active recreation.</p> <p>Should these mitigation measures be implemented then significant positive impacts could occur.</p>

Short Term Impacts	In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.
Medium Term Impacts	
Long Term Impacts	

H2(38) Strauss Avenue, Clydebank			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	The site sits prominently on the boundary of West Dunbartonshire and Glasgow City Council. Currently it is an area of protected open space which sets a natural landscape to Linnvale. Development of this site is likely to have a significant negative impact on this natural landscaping buffer as this will be substantially lost.	Development of the site should be designed to a high quality to provide a gateway design that maintains, as far as possible, the natural environment that exists at present whilst enhancing the site to provide a high-quality urban landscape. Should these mitigation and enhancement measures be provided then the development is likely to have significant positive environmental impacts on air quality due to the size of the site.
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event. The site is within walking distance of public transport hubs, which would have significant	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required. It is not possible to

		positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	<p>predict what the impact after mitigation will be as SEPA's advice and the FRA mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.</p> <p>Should these mitigation measures be implemented then there is likely to be significant positive impacts.</p>
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Due to the additional number of cars development of this could bring into the area, it is likely that there will be significant negative impacts on air, on a cumulative basis. The site is within walking distance of public transport hubs, which would have significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	<p>Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.</p> <p>Development of the site should use lower carbon materials and construction methods and should embrace renewable energy methods to minimise carbon emissions.</p> <p>Should these mitigation and enhancement measures be provided then the development is likely to have significant</p>

			positive/negative environmental impacts on air quality due to the size of the site.
	Water	<p>However, as the site is adjacent to major watercourses, development of this site could have significant negative impacts on the Canal in terms of the water framework directive, which is likely to have significant negative impacts unless the site is developed sensitively.</p> <p>Overall, significant negative environmental impacts are expected.</p>	<p>Development of the site should ensure that there are no adverse impacts on the watercourses including its setting. To achieve this there should be adequate separation from the edge of the watercourse to the site to act as a buffer.</p> <p>Should these mitigation measures be implemented then significant positive impacts could occur.</p>
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	The site is adjacent to the Forth and Clyde Canal and therefore could have significant adverse impacts if the site is not developed sensitively. As the layout and the site is unknown at present, it is not possible to predict the actual impacts on the scheduled monument.	<p>Development of the site should not have any adverse impacts on the scheduled monument. Direct connections to the Canal towpath should be made.</p> <p>Should these mitigation measures be implemented then significant positive impacts could occur.</p>
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The site has a WoSAS trigger location within it;	If there is likely to be an impact

		therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on this archaeological site/area.	on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's advice and mitigation requirements are unknown.
Social Environment	Health	<p>The site is within walking distance of public transport hubs, which would have significant positive impacts. However, the development of the site will see the substantial loss of open space, which is important for recreation and is likely to have significant negative impacts</p> <p>Overall, development of the site is likely to have significant positive and negative impacts.</p>	<p>Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.</p> <p>Development of the site should ensure that there is substantial areas of open space which can be used for recreation.</p> <p>Direct connections from the site to the Canal towpath should be made to encourage active recreation.</p> <p>Should these mitigation measures be implemented then significant positive impacts could occur.</p>
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	The site is within walking distance of public transport hubs, which would have significant positive impacts	The provision of new open space should offer both recreational and

		<p>However, the site will be significantly negatively affected by the substantial loss of existing open space. The provision of new recreational open space will offset the loss of this as long as it is of a higher quality and offers more recreational opportunities.</p> <p>It is unlikely; however, that the development will have significant impacts on waste.</p> <p>Overall, development of the site is likely to have significant positive and negative impacts.</p>	<p>amenity open space which creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links into existing path networks.</p> <p>Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.</p> <p>Direct connections from the site to the Canal towpath should be made to encourage active recreation.</p> <p>Should these mitigation measures be implemented then significant positive impacts could occur.</p>
Short Term Impacts	<p>In the short term, there are likely to be significant negative environmental impacts due to the loss of open space and impacts experienced during construction/redevelopment of the site. Negative impacts are also likely to be experienced in respect of the on-going risk of flooding to the site. Medium term impacts are likely to be significant positive and negative as the new green infrastructure beds in with long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.</p>		
Medium Term Impacts			
Long Term Impacts			

H2(40) Main Street, Jamestown			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	The developer will be required to investigate the potential flooding issues. Contact with SEPA at an early stage is required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and mitigation requirements are unknown.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The site has a WoSAS trigger locations within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on these archaeological sites/areas.	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's advice and mitigation requirements are unknown.
Social	Health	Screened out at Stage 1 Assessment	N/A

Environment	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.	
Medium Term Impacts			
Long Term Impacts			
Medium Term Impacts			
Long Term Impacts			

H2(41) Glebe, Old Kilpatrick			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event. The site is within walking distance of public transport hubs, which would have significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and the FRA mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site. Should these mitigation measures be implemented then

			there is likely to be significant positive impacts.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Due to the additional number of cars development of this could bring into the area, it is likely that there will be significant negative impacts on air, on a cumulative basis. The site is within walking distance of public transport hubs, which would have significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	<p>Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.</p> <p>Development of the site should use lower carbon materials and construction methods and should embrace renewable energy methods to minimise carbon emissions.</p> <p>Should these mitigation and enhancement measures be provided then the development is likely to have significant positive/negative environmental impacts on air quality due to the size of the site.</p>
	Water	<p>However, as the site is adjacent to major watercourses, development of this site could have significant negative impacts on the Canal in terms of the water framework directive, which is likely to have significant negative impacts unless the site is developed sensitively.</p> <p>Overall, significant negative environmental impacts</p>	Development of the site should ensure that there are no adverse impacts on the watercourses including its setting. To achieve this there should be adequate separation from the edge of the watercourse to the site to act as a buffer.

		are expected.	Should these mitigation measures be implemented then significant positive impacts could occur.
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	The site is adjacent to the Forth and Clyde Canal and therefore could have significant adverse impacts if the site is not developed sensitively. As the layout and the site is unknown at present, it is not possible to predict the actual impacts on the scheduled monument.	Development of the site should not have any adverse impacts on the scheduled monument. Direct connections to the Canal towpath should be made. Should these mitigation measures be implemented then significant positive impacts could occur.
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short term, there are likely to be significant negative environmental impacts due to the loss of open space and impacts experienced during construction/redevelopment of the site. Negative impacts are also likely to be experienced in respect of the on-going risk of flooding to the site. Medium term impacts are likely to be significant positive and negative as the new green infrastructure beds in with long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.	

H2(44) Former Haldane Primary School, Balloch			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required to formulate any flood mitigation measures that may be required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A

	Material Assets	<p>The loss of an existing playing pitch within the former school site is likely to have an adverse impact but this is not thought to be significant due to the adjacent area surrounding the Carrochan Burn. The provision of new recreational open space will enhance the green infrastructure within this area resulting in positive impacts.</p> <p>It is unlikely; however, that the development will have significant impacts on waste.</p> <p>Overall, development of the site is likely to have significant positive environmental impacts.</p>	<p>The provision of new open space should offer both recreational and amenity open space which creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links into existing path networks.</p>
	Short Term Impacts	<p>In the short term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Medium to Long term impacts are likely to be significant positive if the mitigation and enhancements methods are taken into account.</p>	
	Medium Term Impacts		
	Long Term Impacts		

H2(45) Aitkenbar Primary School			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall,	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required to formulate any flood mitigation measures that may be

		development of the site is likely to have significant positive and negative impacts.	required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Medium to Long term impacts are likely to be significant positive if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

H2(46) Muir Road, Bellsmyre			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event and there is the possibility of a culverted watercourse running through the site. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required to formulate any flood mitigation measures that may be required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social	Health	Screened out at Stage 1 Assessment	N/A

Environment	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Medium to Long term impacts are likely to be significant positive if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

H2(50) St Andrews High School, Clydebank			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	The site has the potential for surface flooding which is unlikely to be significant due to the extent of the potential flooding within the site.	SEPA and the Council's Roads Service should be contacted to discuss the potential for surface water flooding and the mitigation measures that will be required. It is not possible to predict what the impact after mitigation will be as the mitigation requirements are unknown.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A

	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	<p>The site is within walking distance of existing amenities and is also integrated with existing footpaths and cycle networks. Re-development of the site will also improve the environment of the area.</p> <p>The majority of the site is within the outer area of an HSE consultation zone which could have impacts for human health and safety.</p> <p>Overall, the development of the site will have significant positive and negative environmental impacts on health.</p>	<p>It should be ensured that development within the site, in terms of the HSE zone, that there is no adverse impact on health and safety of future residents of the site.</p> <p>Should these mitigation measures be implemented then there is likely to be significant positive impacts.</p>
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Medium to Long term impacts are likely to be significant positive if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

H2(51) 354 Dumbarton Road, Dalmuir			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	The site has the potential for surface flooding which is unlikely to be significant due to the extent of the potential flooding within the site.	SEPA and the Council's Roads Service should be contacted to discuss the potential for surface

			water flooding and the mitigation measures that will be required. It is not possible to predict what the impact after mitigation will be as the mitigation requirements are unknown.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Medium to Long term impacts are likely to be significant positive if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

H2(53) Boquhanran Road, Dalmuir			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	The site has the potential for surface flooding which is unlikely to be significant due to the extent of the potential flooding within the site.	SEPA and the Council's Roads Service should be contacted to discuss the potential for surface water flooding and the mitigation measures that will be required. It is not possible to predict what the impact after mitigation will be as the mitigation requirements are unknown.
Natural Resources	Soil	The site has been identified as vacant and derelict land and therefore has the potential for soil contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soils.	Contaminated soil should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
	Air	Screened out at Stage 1 Assessment	N/A
	Water	The site has been identified as vacant and derelict land and therefore has the potential for groundwater contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination that can impact on ground water resources. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on groundwater	Contaminated groundwater should be treated, where possible, by the remediation and/or removal of contaminated groundwater etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the

		resources.	mitigation and enhancement measures are provided.
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	The site is adjacent to the Forth and Clyde Canal and could have direct or indirect effects on its setting. Dependent on the layout of the site and the extent of the housing these could be significant positive or significant negative impacts. As the layout and precise development envelope of the site is unknown, it is appropriate to invoke the precautionary principle and assess the likelihood of both significant positive and negative environmental impacts.	Development of this site should not have an adverse impact on the Scheduled Monument or its setting. Where possible, the development should aim to enhance the setting of the Canal in terms of green infrastructure and connections to the Canal towpath. Should these mitigation measures be implemented, significant positive impacts are likely.
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	<p>The treatment and/or removal of potentially contaminated soil and groundwater are likely to have significant positive impacts on human health.</p> <p>Also, the site is within walking distance of existing amenities and is also within close proximity of existing footpaths and the Canal towpath. Re-development of the site will also improve the environment of the area.</p> <p>Overall, the development of the site will have significant positive environmental impacts on health.</p>	<p>Contaminated soil and groundwater should be treated, where possible, by the remediation and/or removal in discussions with Environmental Health. This is likely to have significant positive impacts.</p> <p>Where possible, the development should aim to enhance the setting of the Canal in terms of connections to the Canal towpath. Should these mitigation</p>

			measures be implemented, significant positive impacts are likely.
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	The provision of new recreational open space will enhance the green infrastructure within this area resulting in positive impacts. It is unlikely; however, that the development will have significant impacts on waste. Overall, development of the site is likely to have significant positive environmental impacts.	The provision of new open space should offer both recreational and amenity open space which creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links into existing path networks.
Short Term Impacts		In the short term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Medium to Long term impacts are likely to be significant positive if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

H2(54) Caledonia Street, Dalmuir			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Screened out at Stage 1 Assessment	N/A
Natural Resources	Soil	The site has the potential for soil contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there	Contaminated soil should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive

		would be significant positive impacts on soils. Overall, significant positive impacts are expected.	impacts if the mitigation and enhancement measures are provided.
	Air	Screened out at Stage 1 Assessment	N/A
	Water	The site has the potential for ground water contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soils.	Contaminated groundwater should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	The treatment and/or removal of potentially contaminated soil and groundwater are likely to have significant positive impacts on human health. Also, the site is within walking distance of public transport and existing amenities Overall, the development of the site will have significant positive environmental impacts on health.	Contaminated soil and groundwater should be treated, where possible, by the remediation and/or removal in discussions with Environmental Health. This is likely to have significant positive impacts.
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	The provision of new recreational open space will enhance the green infrastructure within this area resulting in positive impacts.	The provision of new open space should offer both recreational and amenity open space which

		<p>It is unlikely; however, that the development will have significant impacts on waste.</p> <p>Overall, development of the site is likely to have significant positive environmental impacts.</p>	<p>creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links into existing path networks.</p>
Short Term Impacts		<p>In the short to long term, impacts are likely to be significant positive if the mitigation and enhancements methods are taken into account.</p>	
Medium Term Impacts			
Long Term Impacts			

H2(56) Auld Street Phase 2, Dalmuir			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Natural Features Biodiversity, Flora and Fauna	Redevelopment of the site for residential is unlikely to have significant impacts on the LNCS qualifying interests.	The site should, where appropriate, integrate and strengthen the woodland within the LNCS in order to enhance its setting. This is likely to have significant positive impacts.
	Climate	Screened out at Stage 1 Assessment	N/A
Natural Resources	Soil	The site has been identified as vacant and derelict land and therefore has the potential for soil contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soils.	Contaminated soil should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
	Air	Screened out at Stage 1 Assessment	N/A

	Water	The site has been identified as vacant and derelict land and therefore has the potential for groundwater contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination that can impact on ground water resources. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on groundwater resources.	Contaminated groundwater should be treated, where possible, by the remediation and/or removal of contaminated groundwater etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	<p>The treatment and/or removal of potentially contaminated soil and groundwater are likely to have significant positive impacts on human health.</p> <p>The site is within walking distance of a public bus stop and the provision of new recreational open space will enhance the green infrastructure within this area resulting in significant positive impacts.</p>	<p>Contaminated soil and groundwater should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.</p> <p>Should these mitigation measures be implemented, significant positive impacts are likely.</p>
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	The site is within walking distance of a public bus	The provision of new open space

		<p>stop and the provision of new recreational open space will enhance the green infrastructure</p> <p>It is unlikely; however, that the development will have significant impacts on waste.</p> <p>Overall, development of the site is likely to have significant positive environmental impacts.</p>	<p>should offer both recreational and amenity open space which creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links into existing path networks.</p>
Short Term Impacts		In the short to long term, impacts are likely to be significant positive if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

H2(59) Dumbarton Cottage Hospital, Dumbarton			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	<p>The developer will be required to investigate the flooding issues through an FRA. SEPA advise that the layout of the site must avoid development on the floodplain.</p> <p>Contact with SEPA at an early stage is required to formulate any flood mitigation measures that may be required. It is not possible to predict what the impact after mitigation will be as SEPA's</p>

			advice and mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
Social Environment	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Medium to Long term impacts are likely to be significant positive if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

H2(61) Dalquhurn, Renton			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	The site is adjacent to the River Leven LNCS. Development of this site could lead to disturbance and pollution of the LNCS and affect its setting thus having significant negative impacts.	Development of this site must not have an adverse impact on the LNCS and its setting. Opportunities should be taken to enhance walking routes along the river for recreational purposes. Should these be implemented then there are likely to be significant positive impacts.
	Climate	The site is within an area which has a medium probability of flooding. It is also within walking distance of a public transport route. Overall, there is likely to be significant positive/negative impacts of developing this site.	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and the FRA mitigation requirements are unknown. Development of the site must provide good quality links to the public transport and walking routes to existing bus stops. Should these mitigation measures be implemented then significant positive impacts are still expected.

Natural Resources	Soil	Development of the site will result in the removal of a large area of vacant and derelict land which is likely to have significant positive impacts.	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The site has a WoSAS trigger location within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on this archaeological site/area.	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's advice and mitigation requirements are unknown.
Social Environment	Health	<p>The site is within walking distance of existing amenities and is also integrated with existing footpaths and cycle networks. Development of the site will also improve the environment of the area.</p> <p>The majority of the site is within or adjacent the outer area of an HSE consultation zone of the Kilmalid site within the Vale of Leven Industrial Estate, which could have impacts for human health and safety.</p> <p>Overall, the development of the site will have significant positive and negative environmental impacts on health.</p>	<p>It should be ensured that development within the site, in terms of the HSE zone, that there is no adverse impact on health and safety of future residents of the site.</p> <p>Should these mitigation measures be implemented then there is likely to be significant positive impacts.</p>

	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.	
Medium Term Impacts			
Long Term Impacts			

H2(62) Littlemill Distillery, Bowling			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required to formulate any flood mitigation measures that may be required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the

			public transport and walking routes near the site.
Natural Resources	Soil	The site has been identified as vacant and derelict land and therefore has the potential for soil contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soils.	Contaminated soil should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
	Air	Screened out at Stage 1 Assessment	N/A
	Water	The site has been identified as vacant and derelict land and therefore has the potential for groundwater contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination that can impact on ground water resources. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on groundwater resources.	Contaminated groundwater should be treated, where possible, by the remediation and/or removal of contaminated groundwater etc and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The site has a WoSAS trigger location within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on this	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after

		archaeological site/area.	mitigation will be as WoSAS's advice and mitigation requirements are unknown.
Social Environment	Health	<p>The treatment and/or removal of potentially contaminated soil and groundwater are likely to have significant positive impacts on human health.</p> <p>The site is within walking distance of a public bus stop and the provision of new recreational open space will enhance the green infrastructure within this area resulting in significant positive impacts.</p>	<p>Contaminated soil and groundwater should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.</p> <p>Should these mitigation measures be implemented, significant positive impacts are likely.</p>
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	<p>The site is within walking distance of a public bus stop and the provision of new recreational open space will enhance the green infrastructure</p> <p>It is unlikely; however, that the development will have significant impacts on waste.</p> <p>Overall, development of the site is likely to have significant positive environmental impacts.</p>	The provision of new open space should offer both recreational and amenity open space which creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links into existing path networks.
Short Term Impacts		In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Long term impacts are likely to be significant positive if the mitigation and	
Medium Term Impacts			
Long Term Impacts			

enhancements methods are considered.

H2(63) Faifley Bowling Club, Faifley			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required to formulate any flood mitigation measures that may be required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed	Screened out at Stage 1 Assessment	N/A

	Landscapes		
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	<p>The site will result in the loss of an area of safeguarded open space which could have significant negative impacts; but the provision of new green infrastructure within the site should compensate for this loss.</p> <p>It is unlikely; however, that the development will have significant impacts on waste.</p> <p>Overall, development of the site is likely to have significant positive and negative impacts environmental impacts.</p>	<p>Development of the site should contain green infrastructure associated with allotments/ community garden to compensate for the loss of the bowling club site.</p> <p>The provision of new open space should offer both recreational and amenity open space which creates a sense of place. The developer should also provide further green infrastructure and ensure that the development links into existing path networks.</p>
	Short Term Impacts	<p>In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.</p>	
	Medium Term Impacts		
	Long Term Impacts		

H3(1) Auchentoshan, Clydebank			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	The site is set within a substantial natural area which is covered by a TPO, and is adjacent to an Area of Ancient Woodland and to the LNCS at Duntocher Burn and Wood. Development of this site could have significant adverse impacts on this landscape should substantial areas of the TPO were to be removed and the setting of the adjacent ancient woodland and LNCS be affected.	Development of this site should have no adverse impacts on the TPO and the setting of the ancient woodland and LNCS. It should also retain much of the natural environment within the site as possible which contributes to the attractive setting of the site. Should these implementation measures be implemented and the landscaping of the site integrated and retained, then there is likely to be significant positive impacts.
	Biodiversity, Flora and Fauna	Development of the site could have an impact on the TPO within it, unless this is integrated into the layout of the site. If this requirement is met then there are unlikely to be positive impacts but these are unlikely to be significant.	The TPO should be retained in its entirety within the layout of the site unless the trees are diseased in which cases they should be replaced by the same species or a native species of tree.
	Climate	Screened out at Stage 1 Assessment	N/A
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed	Screened out at Stage 1 Assessment	N/A

	Landscapes		
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are taken into account.	
Medium Term Impacts			
Long Term Impacts			

H3(3) Dalreoch, Dumbarton			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	The site is adjacent to the River Leven LNCS. Development of this site could lead to disturbance and pollution of the LNCS and affect its setting thus having significant negative impacts.	Development of this site must not have an adverse impact on the LNCS and its setting. Opportunities should be taken to enhance walking routes along the river for recreational purposes. Should these be implemented then there are likely to be significant positive impacts.
	Climate	The site is within an area which has a medium probability of flooding. It is also within walking distance of a public transport route. Overall, there is likely to be significant positive/negative impacts of developing this site.	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and the FRA mitigation requirements are unknown. Development of the site must provide good quality links to the public transport and walking routes to existing bus stops. Should these mitigation measures be implemented then significant positive impacts are still expected.

Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.	
Medium Term Impacts			
Long Term Impacts			

E1(1) Vale of Leven Industrial Estate			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	The site is adjacent to the River Leven LNCS. Development of this site could lead to disturbance and pollution of the LNCS and affect its setting thus having significant negative impacts.	Development of this site must not have an adverse impact on the LNCS and its setting. Opportunities should be taken to enhance walking routes along the river for recreational purposes. Should these be implemented then there are likely to be

			significant positive impacts.
	Climate	<p>The site is within an area which has a medium probability of flooding. It is also within walking distance of a public transport route.</p> <p>Overall, there is likely to be significant positive/negative impacts of developing this site.</p>	<p>The developer will be required to investigate flooding issues. Contact with SEPA at an early stage is required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and mitigation requirements are unknown.</p> <p>Development of the site must provide good quality links to the public transport and walking routes to existing bus stops.</p> <p>Should these mitigation measures be implemented then significant positive impacts are still expected.</p>
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	<p>The site is adjacent to Strathleven House which is a Category A Listed Building. Redevelopment of the Site could affect the setting of the listed building, which could have significant negative impacts.</p>	<p>Development of the site should ensure that there are no adverse impacts on the Listed Building. Adequate screening of the site should also be provided to enhance the setting of the listed building whilst screening off the new development.</p> <p>Should these mitigation</p>

			measures be implemented then significant positive impacts are still expected.
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	The site has a WoSAS trigger location within it; therefore there could be impacts on archaeological resources within the area. Should this be the case, and no mitigation can be put in place to address the potential impact, then there could be significant negative environmental impacts on this archaeological site/area.	If there is likely to be an impact on archaeological resources, then mitigation measures should be put in place in consultation with WoSAS. It is not possible to predict what the impact after mitigation will be as WoSAS's advice and mitigation requirements are unknown.
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site.. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.	
Medium Term Impacts			
Long Term Impacts			

E1(2) Vale of Leven Industrial Estate			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A

	Climate	Screened out at Stage 1 Assessment	N/A
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
	Listed Buildings	The site is adjacent to Strathleven House which is a Category A Listed Building. Redevelopment of the Site could affect the setting of the listed building, which could have significant negative impacts.	Development of the site should ensure that there are no adverse impacts on the Listed Building. Adequate screening of the site should also be provided to enhance the setting of the listed building whilst screening off the new development. Should these mitigation measures be implemented then significant positive impacts are still expected.
Historic Environment	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	The site is within walking distance of existing amenities and is also integrated with existing footpaths and cycle networks. Development of the site will also improve the environment of the area. The majority of the site is within or adjacent the outer area of an HSE consultation zone of the Kilmalid site within the Vale of Leven Industrial Estate, which could have impacts for human health and safety.	It should be ensured that development within the site, in terms of the HSE zone, that there is no adverse impact on health and safety of future employees of the site. Should these mitigation measures be implemented then there is likely to be significant

		Overall, the development of the site will have significant positive and negative environmental impacts on health.	positive impacts.
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.	
Medium Term Impacts			
Long Term Impacts			

E1 (6) Clydebank Industrial Estate, Clydebank			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Development of this site could have an impact on the qualifying interests of the SPA and the SSSI in terms of disturbance and pollution. Should this occur then this impacts are likely to be significant negative,	Development of this site must not have an adverse impact on the qualifying interests of the SPA, and the SSSI. Should this be achieved, and subject to a project-level HRA being undertaken, then these impacts could be reduced from significant negative to significant positive/negative impacts or significant positive impacts.
	Climate	The site is in close proximity to the River Clyde and due to rising tidal changes is highly likely to be at risk of flooding and, as a result, could have significant negative impacts in this regard. It is also likely to have significant negative environmental impacts due	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required. It is not possible to

		to the fact that the site is substantially more than 400 metres from the nearest public transport stop. This will encourage the predominant use of cars for travel.	<p>predict what the impact after mitigation will be as SEPA's advice and the FRA mitigation requirements are unknown.</p> <p>Development of the site must provide good quality links to the public transport and walking routes to existing bus stops and to compensate for the site being more than 400 metres from a public transport stop and the fact that running a bus service to this site is not possible due to operators and also because a bus service serving this site may be underutilised and therefore unsustainable. Unfortunately, there are no mitigation measures in this regard apart from improving footpath connections where possible.</p> <p>Should these mitigation measures be implemented then significant positive and negative impacts are still expected.</p>
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A

	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short term, there are likely to be significant negative environmental impacts experienced during construction of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Medium to long term impacts are likely to be significant positive/negative if the mitigation and enhancements methods are taken into account and that the development.	
Medium Term Impacts			
Long Term Impacts			

E1(8) Rothesay Dock, Clydebank			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Development of this site could have an impact on the qualifying interests of the SPA and the SSSI in terms of disturbance and pollution. Should this occur then this impacts are likely to be significant negative,	Development of this site must not have an adverse impact on the qualifying interests of the SPA, and the SSSI. Should this be achieved, and subject to a project-level HRA being undertaken, then these impacts could be reduced from significant negative to significant positive/negative impacts or significant positive impacts.
	Climate	The site is in close proximity to the River Clyde and	The developer will be required to

		<p>due to rising tidal changes is highly likely to be at risk of flooding and, as a result, could have significant negative impacts in this regard.</p> <p>The site is however within walking distance of public transport services on Dumbarton Road and, once operational, Aurora Avenue, which is likely to have significant positive impacts.</p> <p>Overall, the development of the site will have significant positive and negative environmental impacts</p>	<p>investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and the FRA mitigation requirements are unknown.</p> <p>Development of the site must provide good quality links to the public transport and walking routes to existing bus stops.</p> <p>Should these mitigation measures be implemented then significant positive and negative impacts are still expected.</p>
Natural Resources	Soil	The site has the potential for soil contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soils.	Contaminated soil should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
	Air	Screened out at Stage 1 Assessment	N/A
	Water	The site has the potential for ground water contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is	Contaminated groundwater should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have

		<p>likely that there would be significant positive impacts on water.</p> <p>As the site is adjacent to major watercourses, development of this site could have significant negative impacts on the Canal in terms of the water framework directive, which is likely to have significant negative impacts unless the site is developed sensitively.</p> <p>Overall, significant positive and negative environmental impacts are expected.</p>	<p>significant positive impacts if the mitigation and enhancement measures are provided.</p> <p>Development of the site should ensure that there are no adverse impacts on the watercourses including its setting. To achieve this there should be adequate separation from the edge of the watercourse to the site to act as a buffer.</p> <p>Should these mitigation measures be implemented then significant positive impacts could occur.</p>
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	<p>The treatment and/or removal of potentially contaminated soil and groundwater are likely to have significant positive impacts on human health.</p> <p>The site is however within walking distance of public transport services on Dumbarton Road and, once operational, Aurora Avenue, which is likely to have significant positive impacts.</p>	<p>Contaminated soil and groundwater should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.</p>

		<p>The majority of the site is within or adjacent to the outer area of an HSE consultation zone of the Rothesay Dock, which could have impacts for human health and safety.</p> <p>Overall there are likely to be significant positive and negative impacts.</p>	<p>Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.</p> <p>It should be ensured that development within the site, in terms of the HSE zone, that there is no adverse impact on health and safety of future employees of the site.</p> <p>Should these mitigation measures be implemented then significant positive impacts are expected.</p>
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		<p>In the short term, there are likely to be significant negative environmental impacts experienced during construction of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site and the potential impacts on the SAC and SSSI. Medium to long term impacts are likely to be significant positive/negative if the mitigation and enhancements methods are taken into account and that the development.</p>	
Medium Term Impacts			
Long Term Impacts			

E1(10) John Knox Street, Clydebank			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	<p>The site is within an area of flood risk with a medium probability of flooding and, as a result, could have significant negative impacts in this regard.</p> <p>The site is however within walking distance of public transport services on Dumbarton Road, which is likely to have significant positive impacts.</p> <p>Overall, the development of the site will have significant positive and negative environmental impacts.</p>	<p>The developer will be required to investigate the flooding issues. Contact with SEPA at an early stage is required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and the mitigation requirements are unknown.</p> <p>Should these mitigation measures be implemented then significant positive and negative impacts are still expected.</p>
Natural Resources	Soil	The site has the potential for soil contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is likely that there would be significant positive impacts on soils.	Contaminated soil should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.
	Air	Screened out at Stage 1 Assessment	N/A
	Water	The site has the potential for ground water contamination. Any development, or-redevelopment of the site should aim to treat or remove any sources of ground contamination. Should potentially contaminated soil be treated or removed, then it is	Contaminated groundwater should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have

		likely that there would be significant positive impacts on water.	significant positive impacts if the mitigation and enhancement measures are provided.
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	<p>The treatment and/or removal of potentially contaminated soil and groundwater are likely to have significant positive impacts on human health.</p> <p>The site is however within walking distance of public transport services on Dumbarton Road, which is likely to have significant positive impacts.</p> <p>The majority of the site is within or adjacent to the middle and outer areas of an HSE consultation zone of Rothesay Dock, which could have impacts for human health and safety.</p> <p>Overall there are likely to be significant positive and negative impacts.</p>	<p>Contaminated soil and groundwater should be treated and/or removed where possible and in discussions with Environmental Health. This is likely to have significant positive impacts if the mitigation and enhancement measures are provided.</p> <p>Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.</p> <p>It should be ensured that development within the site, in terms of the HSE zone, that there is no adverse impact on health and safety of future employees of the site.</p>

			Should these mitigation measures be implemented then significant positive impacts are expected.
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site.. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.	
Medium Term Impacts			
Long Term Impacts			

E1(11) Main Street, Jamestown			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	The developer will be required to investigate the flooding issues through an FRA. Contact with SEPA at an early stage is required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and the FRA mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the

			public transport and walking routes near the site. Should these mitigation measures be implemented then there is likely to be significant positive impacts.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.	
Medium Term Impacts			
Long Term Impacts			

E1(12) North Kilmalid			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	The site is adjacent to the River Leven LNCS. Development of this site could lead to disturbance and pollution of the LNCS and affect its setting thus having significant negative impacts.	Development of this site must not have an adverse impact on the LNCS and its setting. Opportunities should be taken to enhance walking routes along the river for recreational purposes. Should these be implemented then there are likely to be significant positive impacts.
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	The developer will be required to investigate the flooding issues. Contact with SEPA at an early stage is required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and the mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site. Should these mitigation measures be implemented then there is likely to be significant positive impacts.

Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	<p>The site is however within walking distance of public transport services on Stirling Road.</p> <p>The majority of the site is within or adjacent to the middle and outer areas of an HSE consultation zone of Rothesay Dock, which could have impacts for human health and safety.</p> <p>Overall there are likely to be significant positive and negative impacts.</p>	<p>Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.</p> <p>It should be ensured that development within the site, in terms of the HSE zone, that there is no adverse impact on health and safety of future employees of the site.</p> <p>Should these mitigation measures be implemented then significant positive impacts are expected.</p>
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short to medium term, there are likely to be significant positive/negative	

Medium Term Impacts	environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.
Long Term Impacts	

E1(13) Lomond Industrial Estate, Alexandria			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	The site is adjacent to the River Leven LNCS. Development of this site could lead to disturbance and pollution of the LNCS and affect its setting thus having significant negative impacts.	Development of this site must not have an adverse impact on the LNCS and its setting. Opportunities should be taken to enhance walking routes along the river for recreational purposes. Should these be implemented then there are likely to be significant positive impacts.
	Climate	Development of the site could have significant negative impacts on climate as the site has a medium probability of flooding as it is within a 1 – 200 year event. However, as the site is within walking distance of a public transport hub there are likely to be significant positive impacts. Overall, development of the site is likely to have significant positive and negative impacts.	The developer will be required to investigate the flooding issues. Contact with SEPA at an early stage is required. It is not possible to predict what the impact after mitigation will be as SEPA's advice and the mitigation requirements are unknown. Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.

			Should these mitigation measures be implemented then there is likely to be significant positive impacts.
Natural Resources	Soil	Screened out at Stage 1 Assessment	N/A
	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	Screened out at Stage 1 Assessment	N/A
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short to medium term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Negative impacts are likely to be experienced in respect of the on-going risk of flooding to the site. Long term impacts are likely to be significant positive if the mitigation and enhancements methods are considered.	
Medium Term Impacts			
Long Term Impacts			

E1(14) Hamilton Street, Clydebank			
	Receptor	Analysis of the Significant Environmental Impact	Mitigation/Enhancement and their Likely Impacts
Natural Features	Landscape and Geology	Screened out at Stage 1 Assessment	N/A
	Biodiversity, Flora and Fauna	Screened out at Stage 1 Assessment	N/A
	Climate	Screened out at Stage 1 Assessment	N/A
Natural	Soil	Screened out at Stage 1 Assessment	N/A

Resources	Air	Screened out at Stage 1 Assessment	N/A
	Water	Screened out at Stage 1 Assessment	N/A
Historic Environment	Listed Buildings	Screened out at Stage 1 Assessment	N/A
	Scheduled Monuments	Screened out at Stage 1 Assessment	N/A
	Conservation Areas	Screened out at Stage 1 Assessment	N/A
	Gardens and Designed Landscapes	Screened out at Stage 1 Assessment	N/A
	Archaeological Sites/Areas	Screened out at Stage 1 Assessment	N/A
Social Environment	Health	<p>The site is however within walking distance of public transport services on Dumbarton Road, which is likely to have significant positive impacts.</p> <p>The majority of the site is within or adjacent to the middle and outer areas of an HSE consultation zone of Rothesay Dock, which could have impacts for human health and safety.</p> <p>Overall there are likely to be significant positive and negative impacts.</p>	<p>Development of the site should also aim to ensure that good quality links are made to the public transport and walking routes near the site.</p> <p>It should be ensured that development within the site, in terms of the HSE zone, that there is no adverse impact on health and safety of future employees of the site.</p> <p>Should these mitigation measures be implemented then significant positive impacts are expected.</p>
	Population	Screened out at Stage 1 Assessment	N/A
	Material Assets	Screened out at Stage 1 Assessment	N/A
Short Term Impacts		In the short term, there are likely to be significant positive/negative environmental impacts experienced during construction/redevelopment of the site. Medium to long term	
Medium Term Impacts			

Long Term Impacts

impacts are likely to be significant positive if the mitigation and enhancements methods are considered.

CONTACT DETAILS

Planning and Building Standards
Council Offices
16 Church Street
Dumbarton
G82 1QL
Telephone: 0141 951 7948
Email: ldp@west-dunbarton.gov.uk

OTHER FORMATS

This document can be made available on request in alternative formats such as large print, Braille, audio tape or computer disc as well as in five community languages.

本文件也可應要求，製作成其他語文或特大字體版本，也可製作成錄音帶。

अनुरोध पर यह दस्तावेज़ अन्य भाषाओं में, बड़े अक्षरों की छपाई और सुनने वाले माध्यम पर भी उपलब्ध है

ਇਹ ਦਸਤਾਵੇਜ਼ ਹੋਰ ਭਾਸ਼ਾਵਾਂ ਵਿਚ, ਵੱਡੇ ਅੱਖਰਾਂ ਵਿਚ ਅਤੇ ਆਡੀਓ ਟੇਪ 'ਤੇ ਰਿਕਾਰਡ ਹੋਇਆ ਵੀ ਮੰਗ ਕੇ ਲਿਆ ਜਾ ਸਕਦਾ ਹੈ।

درخواست پر یہ دستاویز دیگر زبانوں میں، بڑے حروف کی چھپائی اور سننے والے ذرائع پر بھی میسر ہے۔

هذه الوثيقة متاحة أيضا بلغات أخرى والأحرف الطباعية الكبيرة وبطريقة سمعية عند الطلب.