

Spelthorne Borough Council

Sustainability Appraisal and
Strategic Environmental
Assessment

Post Adoption Spelthorne Local
Plan 2024-2039/40 March 2026



Spelthorne Takes Shape



Executive Summary

This Post Adoption Statement summarises the outcomes of the Sustainability Appraisal (SA) and Strategic Environmental Assessment (SEA) undertaken throughout the preparation of the Spelthorne Local Plan 2024–2039/40. The SA/SEA assessed the likely social, environmental and economic effects of the Plan, considered reasonable alternatives, and identified measures to avoid, reduce or mitigate adverse effects.

The key findings are:

- The Local Plan performs positively across the majority of sustainability objectives.
- No significant adverse effects are expected from implementation of the adopted Plan.
- The removal of allocation AS1/011 resulted in beneficial outcomes for Green Belt protection.
- Updated housing supply figures and policy refinements do not alter the spatial strategy or introduce new sustainability risks.
- The Habitats Regulations Assessment (2022) concluded no adverse effects on the integrity of any Habitats Site, alone or in combination.
- Monitoring arrangements are in place to track significant environmental effects through the Authority's Annual Monitoring Report.

This summary supports public understanding of the SA/SEA process and the role it played in shaping the adopted Local Plan.

Document History

The Sustainability Appraisal (SA), which incorporates the requirements of the Strategic Environmental Assessment (SEA) Regulations, has been prepared iteratively alongside the development of the Spelthorne Local Plan. The following tables summarise each stage of the SA/SEA process and the documents that collectively constitute the Environmental Report for the purposes of the Environmental Assessment of Plans and Programmes Regulations 2004.

The SA incorporates the requirements of the SEA and follows the established five-stage process (Stages A–E), as set out in national plan-making guidance and toolkits used for demonstrating legal compliance.

Stage A Scoping

Date	Title	Content
March 2017	<u>Sustainability Appraisal/Strategic Environmental Assessment Final Scoping Report</u>	Issued for stand-alone consultation
June 2022	<u>Sustainability Appraisal/Strategic Environmental Assessment Scoping Report Update</u>	Updated scoping report to reflect latest position at Regulation 19 stage

Stage B/C – Developing and Refining Options & Preparing the Environmental Report

Date	Title	Content
September 2018	<u>Sustainability Appraisal Issues & Options consultation</u>	Issued for consultation alongside Local Plan Issues and Options Report
February 2021	<u>Sustainability Appraisal Preferred Options consultation</u>	Issued for consultation alongside Reg 18 Draft Local Plan Report
May 2022	<u>Sustainability Appraisal of Draft Spelthorne Local Plan</u>	Issued for consultation alongside the Reg 19 Pre-Submission Local Plan

Stage C/D – Publication, Consultation and Examination Updates

Date	Title	Content
May 2022	<u>Sustainability Appraisal of Draft Spelthorne Local Plan</u>	Issued for consultation alongside the Reg 19 Pre-Submission Local Plan
December 2022	<u>Sustainability Appraisal Addendum Alternative Strategy</u>	A further strategic growth option was subsequently identified, arising out of Duty to Cooperate discussions with Elmbridge Borough Council
December 2024	<u>Sustainability Appraisal Addendum</u>	Issued ahead of Local Plan Examination in Public Hearing sessions
April 2025	<u>Sustainability Appraisal Addendum - April 2025</u>	Addendum to address Main Modifications raised at Examination.
November 2025	<u>Sustainability Appraisal Addendum – November 2025</u>	Addendum to address Further Main Modifications raised at Examination.

Stage E – Post-Adoption Reporting and Monitoring

Date	Title	Content
March 2026	SA/SEA Post-Adoption Statement	Summarises how environmental considerations, alternatives and consultation responses were taken into account in the adopted Local Plan and sets out monitoring measures for significant environmental effects.

Together, these documents constitute the Sustainability Appraisal (SA) and the Environmental Report for the purposes of the Environmental Assessment of Plans and Programmes Regulations 2004. The iterations prepared during the Examination ensure that reasonable alternatives, environmental effects, and mitigation measures have been assessed throughout plan making, in accordance with SEA requirements.

1. Introduction

Local Plan overview

- 1.1 The Spelthorne Local Plan 2024–2039/40 sets out the strategic policies, development strategy and site allocations needed to guide sustainable development across the borough for the next 16 years. It identifies the scale and distribution of growth, the key locations for development, and the policy framework required to meet housing, employment, infrastructure and environmental needs. The Plan includes:
- A vision and strategic objectives for the borough;
 - A development strategy providing:
 - a framework for the allocation of land for key uses such as housing, employment and community facilities;
 - the spatial context for identifying areas where development is supported or managed to protect environmental and social assets;
 - Place Shaping Policies for each settlement and site specific allocation policies;
 - Development Management policies that will apply to all relevant planning applications.
- 1.2 The Local Plan was submitted for Examination in November 2022. Initial hearings were held in May 2023, before being paused to allow further work and engagement. During this pause, Spelthorne Borough Council undertook additional technical evidence work, including refreshed assessments of housing land supply, flood risk and the Infrastructure Delivery Plan, drawing on documents published in the Local Plan evidence base.
- 1.3 The Hearing sessions resumed in January 2025 and concluded on 18 February 2025. Following these hearings, the Inspectors identified Main Modifications and Further Main Modifications required to make the Plan sound. These changes have been incorporated into the final adopted version of the Plan.

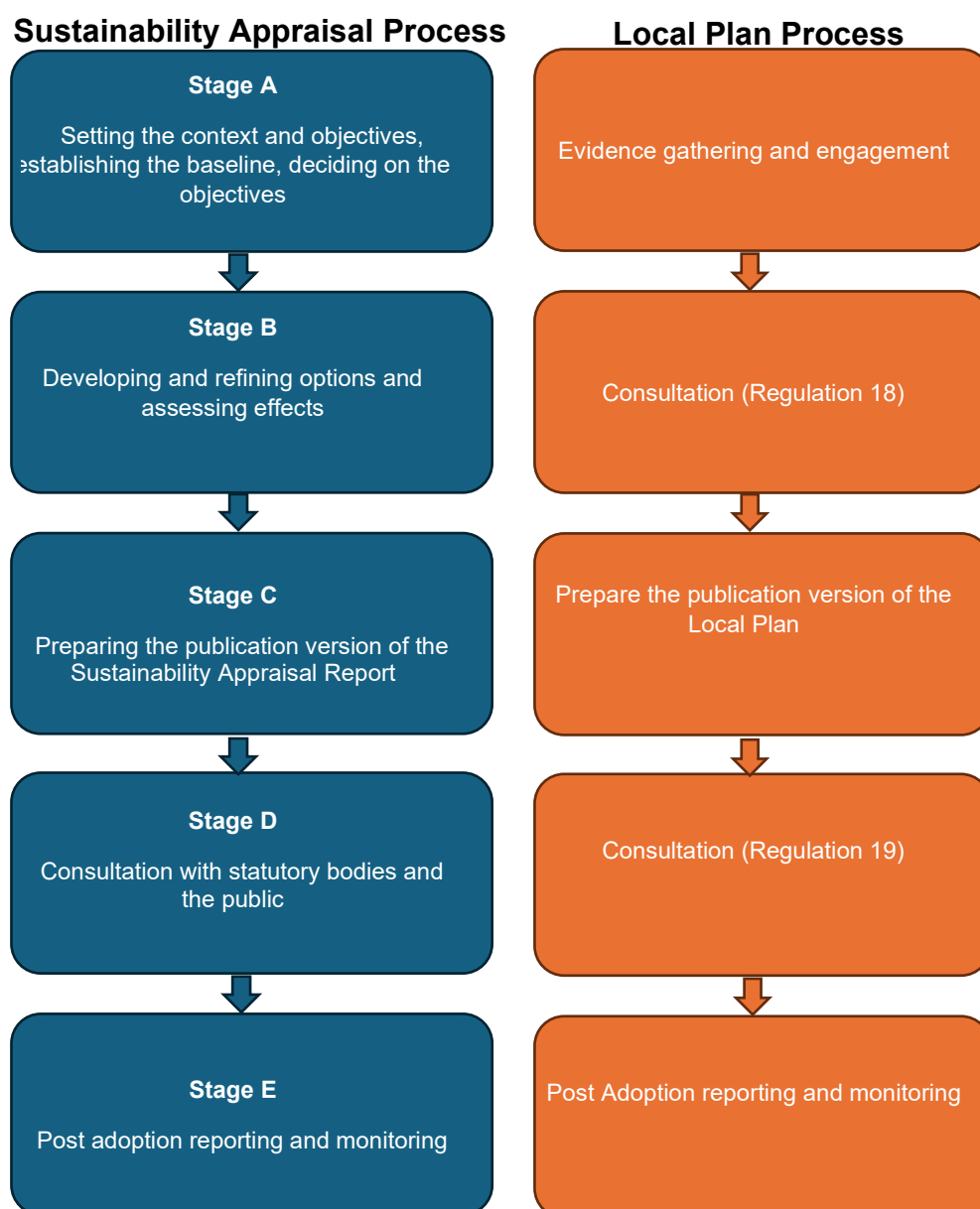
Sustainability Appraisal and Strategic Environmental Assessment Background

- 1.4 A Sustainability Appraisal (SA) is required under the Planning and Compulsory Purchase Act 2004 and is the mechanism through which Local Plans must meet the requirements of the SEA Regulations (Environmental Assessment of Plans and Programmes Regulations 2004). The SA therefore integrates the SEA requirements into a single process, as confirmed in the 2017 and 2022 SA/SEA Scoping Reports. Its purpose is to assess how effectively the Local Plan contributes to

sustainable development, considering economic, social and environmental factors holistically

- 1.5 The SA/SEA process follows a five-stage model (Stages A–E) used nationally and in line with recognised plan-making toolkits. These stages ensure that environmental considerations, reasonable alternatives, mitigation measures and monitoring arrangements are fully integrated throughout the preparation and adoption of the Local Plan.

Figure 1: Sustainability Appraisal Process



- 1.6 Stage A (Scoping) was undertaken in 2016–2017 and resulted in the publication of the SA/SEA Scoping Report, which established the baseline information, identified relevant plans and programmes, and set the SA objectives. This was updated in 2022 to reflect new evidence published for the Regulation 19 Local Plan, including updated assessments on housing need, Green Belt, flood risk and employment land.
- 1.7 Stage B (Developing and refining options) began in 2017 and included assessment of strategic growth options, site options and policy alternatives. This was summarised in the Issues & Options SA and informed the emerging strategy and preferred spatial approach. Supporting studies such as the Green Belt Assessment (Stages 1–3), Strategic Highways Assessment and Strategic Flood Risk Assessment also fed directly into the identification and refinement of options.
- 1.8 As the Local Plan was refined, further SA assessment supported the Regulation 18 Preferred Options (2021) and the Regulation 19 Pre-Submission Plan (2022). The Regulation 19 SA Report (May 2022) forming the core Environmental Report required under the SEA Regulations set out the detailed appraisal methodology, scoring system and alternatives assessment. Consultation with statutory bodies (Natural England, Environment Agency, Historic England) and stakeholders informed refinements at this stage.
- 1.9 The Regulation 19 SA Report (May 2022) was consulted on alongside the Pre-Submission Local Plan from June to September 2022. This Stage D consultation represented a key opportunity for statutory consultees and the public to consider the Environmental Report. Subsequent SA iterations in 2022, 2024 and 2025 assessed the implications of the Main Modifications and Further Main Modifications during Examination, ensuring compliance with SEA requirements for updating the Environmental Report where changes to the Plan were proposed

2. Legal Compliance

Compliance with the SEA Regulations

- 2.1 The Sustainability Appraisal (SA) for the Spelthorne Local Plan has been undertaken in accordance with the Environmental Assessment of Plans and Programmes Regulations 2004 (the SEA Regulations). These Regulations transpose the requirements of Directive 2001/42/EC (the Strategic Environmental Assessment Directive) into UK law and require that plans likely to give rise to significant environmental effects are subject to environmental assessment.
- 2.2 The Planning and Compulsory Purchase Act 2004 sets out that Local Plans must be accompanied by a Sustainability Appraisal, and that this SA must fulfil the requirements of the SEA Regulations. The SA for the Spelthorne Local Plan therefore integrates all SEA requirements, as confirmed in the SA Scoping Reports and subsequent appraisal documents.
- 2.3 Although the UK left the European Union on 31 January 2020, the SEA Regulations continue to apply as part of domestic legislation, having been retained under the European Union (Withdrawal Agreement) Act 2020. These regulations were subsequently preserved under the Retained EU Law (Revocation and Reform) Act 2023. As a result, the requirement to undertake environmental assessment of relevant plans remains fully in force.

Compliance with the Habitats Regulations (HRA)

- 2.4 The Local Plan has also been subject to assessment under the Conservation of Habitats and Species Regulations 2017 (as amended), commonly referred to as the Habitats Regulations. These Regulations implement the requirements of the Habitats Directive and Birds Directive and require that any plan or project that may have a likely significant effect on a Habitats Site (formerly “European site”) is subject to Habitats Regulations Assessment (HRA). Habitats Sites include Special Areas of Conservation (SACs), Special Protection Areas (SPAs), and Ramsar sites.
- 2.5 As the competent authority under the Habitats Regulations, the Council must determine whether the Local Plan is likely to have a significant effect on any Habitats Site, either alone or in combination with other plans or projects. If a likely significant effect cannot be ruled out, an Appropriate Assessment must be undertaken to assess effects against the conservation objectives of the relevant site(s).
- 2.6 The UK’s withdrawal from the European Union has not changed the requirement to undertake HRA. The Conservation of Habitats and

Species (Amendment) (EU Exit) Regulations 2019 confirmed that the HRA process continues to apply post-exit.

HRA for the Spelthorne Local Plan

- 2.7 A full HRA has been undertaken for the Spelthorne Local Plan, comprising Stage 1 Screening and a Stage 2 Appropriate Assessment. These assessments are published in the Local Plan evidence base, including Habitats Regulations Assessment – [Stage 1 Screening and Stage 2 Appropriate Assessment \(2022\)](#)
- 2.8 The Appropriate Assessment considered potential effects on the following Habitats Sites:
- Southwest London Waterbodies SPA/Ramsar site – potential recreational pressure and habitat fragmentation
 - Windsor Forest and Great Park SAC – potential air quality impacts
 - Thames Basin Heaths SPA – potential recreational pressure
 - Thursley, Ash, Pirbright and Chobham SAC – potential recreational pressure
- 2.9 These assessments concluded that, subject to embedded mitigation and policy safeguards, the Plan would not result in adverse effects on the integrity of any Habitats Site, either alone or in combination.
- 2.10 Natural England was consulted throughout the preparation of the HRA and supported the approach taken. The conclusions of the HRA were updated and reaffirmed through Examination, reflecting changes to site allocations, policy wording and infrastructure measures. All comments from Natural England were incorporated into the final HRA conclusions.

HRA and Modifications to the Plan

- 2.11 The Main Modifications identified through the Examination process were reviewed against the submitted HRA. As none of these modifications materially altered the quantum or distribution of development in a way that would introduce new likely significant effects, the conclusions of the Appropriate Assessment remained unchanged.
- 2.12 Similarly, the Further Main Modifications identified later in the Examination including the removal of the AS011 allocation (Land at Former Bulldog Nurseries) and the clarification of the Plan period did not introduce new impact pathways or increase the scale or intensity of development. The removal of AS011 reduces potential pressures on Green Belt and does not create any new HRA risks. Consequently, no supplementary HRA addendum was required, and the Council

continues to rely on the conclusions of the 2022 Appropriate Assessment.

- 2.13 In conclusion, the Local Plan meets all statutory requirements relating to Sustainability Appraisal, Strategic Environmental Assessment and Habitats Regulations Assessment. The SA incorporates the SEA Environmental Report, has been updated throughout Examination, and is finalised through this Post-Adoption Statement (SEA Regulation 16). The HRA concludes that the Local Plan will not have adverse effects on the integrity of any Habitats Site.

3. Methodology

- 3.1 Spelthorne Borough Council is legally required under the Planning and Compulsory Purchase Act 2004 to undertake a Sustainability Appraisal (SA) of the Local Plan. The SA incorporates the requirements of the Environmental Assessment of Plans and Programmes Regulations 2004 (the SEA Regulations), ensuring that environmental, social and economic considerations are embedded throughout the plan-making process. This integrated SA/SEA approach is confirmed in the Council's SA Scoping Reports and aligns with national practice for Local Plans
- 3.2 The detailed methodology is set out in the [Sustainability Appraisal of the Draft Spelthorne Local Plan \(Regulation 19\) \(May 2022\)](#), which forms the core Environmental Report for the purposes of the SEA Regulations. This includes:
- the SA Framework (objectives, decision-aiding questions and indicators),
 - the appraisal methodology and scoring system, and
 - the approach to testing reasonable alternatives, including strategic growth options and site options.

The scoped SA Objectives remain applicable and are set out in Appendix A for completeness.

- 3.3 The SA has informed each stage of Local Plan preparation and has been published and consulted upon alongside the Plan. This systematic and iterative process ensured that sustainability considerations influenced the development strategy, site selection, policy wording and mitigation measures. Consultation with statutory bodies (Natural England, Environment Agency, Historic England) also informed methodology refinements and appraisal judgements.
- 3.4 The SA process has included a series of iterative documents, each building on earlier assessments and updated evidence. These include:
- The Sustainability Appraisal/Strategic Environmental Assessment Scoping Report (2017) and updated Scoping Report (2022),
 - Issues & Options SA (2018),
 - Preferred Options SA (2021),
 - Regulation 19 SA Report (May 2022), and
 - Subsequent SA prepared in 2022, 2024 and 2025 to assess Main Modifications and Further Main Modifications.

These documents reflect the evolving evidence base informing the Plan, including the Strategic Flood Risk Assessment, Green Belt Assessments, Strategic Highways Assessment, Employment Needs Assessment, Housing Trajectory, and Viability Assessment

- 3.5 The SA is an iterative and proportionate process. It has been used to assess reasonable alternatives, the spatial strategy, site allocations and policy options, identifying likely significant effects and proposing avoidance, mitigation and enhancement measures. This iterative assessment supported the refinement of the Plan in response to new evidence, Examination discussions, and community and statutory consultee feedback. The SA thereby ensures that the adopted Local Plan contributes positively to sustainable development and that any potential adverse effects are minimised or appropriately mitigated.

4. Purpose of this Post Adoption Statement

- 4.1 This document forms the Sustainability Appraisal (SA) and Strategic Environmental Assessment (SEA) Post Adoption Statement for the Spelthorne Local Plan 2024–2039/40. It has been prepared in accordance with the Environmental Assessment of Plans and Programmes Regulations 2004 (the SEA Regulations), which require a statement to be published upon adoption of a plan, summarising how environmental considerations and consultation responses have been taken into account. This document also finalises the overall SA process required under the Planning and Compulsory Purchase Act 2004.
- 4.2 The purpose of this Post Adoption Statement is to:
- confirm how the findings of the SA/SEA (including the 2017 and 2022 Scoping Reports, the Regulation 19 SA Report (May 2022), and subsequent SA Addenda) were taken into account during the preparation, Examination and adoption of the Local Plan;
 - summarise how environmental, social and economic considerations shaped the final strategy, site allocations and policy wording;
 - explain how the Environmental Report and consultation responses (including from Natural England, the Environment Agency and Historic England) influenced the adopted plan; and
 - set out the monitoring measures that will be used to identify any significant environmental effects during plan implementation.
- 4.3 This Post Adoption Statement marks the completion of Stage E of the Sustainability Appraisal process, as identified in the SA process model. Stage E requires the plan-making authority to report on how the assessment has informed the adopted plan and to outline the monitoring framework. This ensures full compliance with SEA Regulation 16 and provides a clear audit trail demonstrating how environmental, social and economic effects have been considered throughout the plan-making process.
- 4.4 Earlier SA prepared during the Examination (December 2022, December 2024, April 2025 and November 2025) assessed the implications of Main Modifications and Further Main Modifications. These assessments informed the Inspectors' recommendations and the Council's decisions regarding policy refinement and allocation changes. The conclusions of those assessments remain valid and have informed this adoption statement.
- 4.5 This Post Adoption Statement therefore supersedes all previous SA and provides the final account of how sustainability considerations including reasonable alternatives, mitigation measures, evidence base

inputs (such as the Strategic Flood Risk Assessment, Green Belt Assessments, Strategic Highway Assessment and HRA) have shaped the adopted Local Plan.

5. Consideration of Main Modifications and Further Main Modifications on Sustainability Appraisal

- 5.1 Throughout Examination, the Sustainability Appraisal (SA) was updated to assess the implications of the Main Modifications (April 2025) and Further Main Modifications (November 2025). These assessments were documented in the SA published as part of the Examination evidence base and were informed by the Regulation 19 SA Report (May 2022), the SA/SEA Scoping Reports (2017 and 2022), and the wider technical evidence base (including the Strategic Flood Risk Assessment, Green Belt Assessments, Strategic Highways Assessment and Housing Trajectory updates).
- 5.2 For the purposes of plan adoption, the Council has reviewed all Main Modifications (April 2025) incorporated into the final Local Plan to determine whether any changes give rise to new or materially different sustainability effects compared with those identified in the Regulation 19 SA Report (May 2022) and subsequent SA updates. This review has concluded that the Main Modifications largely comprise clarification, updating or consolidation of the Plan's content, including: amending the plan period to 2024–2039/40 (MM01), updating housing need figures and supply components (MM10–MM16), refining policy wording to ensure consistency with national policy across strategic, place-shaping and development management policies, and adjusting the timing or deliverability of certain site allocations where required. The Main Modifications also include the removal of a small number of sites for flood risk reasons and updated site-specific requirements for others, but these changes do not materially affect the spatial strategy or introduce new sustainability impact pathways.
- 5.3 All changes put forward through the Further Main Modifications are considered to have a 'not significant' implication for the Sustainability Appraisal. They relate to minor amendments to clarify the end date of the Plan Period throughout the Plan, to ST2: Planning for the Borough's housing supply figures and to allocation policies to account for the removal of site AS1/011: Land at Former Bulldog Nurseries, Town Lane.
- 5.4 None of these changes introduce new development sites, alter the spatial strategy, reduce mitigation embedded in policies, or increase the scale of development beyond what has previously been appraised. The modifications therefore do not give rise to new significant sustainability effects. This conclusion is consistent with findings in the April 2025 and November 2025 SA, both of which identified that the modifications would have "not significant" implications for the SA objectives.

- 5.5 The removal of site AS1/011 does not materially affect the achievement of the SA Framework objectives. Housing delivery remains on track through alternative allocations, permitted development sources, brownfield opportunities and windfall contributions, as demonstrated in the updated Housing Trajectory and supporting evidence. The site's removal avoids development in the Green Belt and supports SA objectives relating to land use efficiency, biodiversity, landscape character and climate resilience. No adverse impacts on flood risk, transport, air quality or infrastructure capacity arise from this change.
- 5.6 Other modifications, including updated housing numbers, revised site delivery timeframes and policy clarifications on sustainable transport (Policy ID2), reflect updated evidence or simplification of policy requirements rather than substantive policy change. These do not result in new or worsened sustainability effects. The appraisal conclusions reached at Regulation 19 stage and through Examination therefore remain robust.
- 5.7 In line with SEA requirements, the Council has considered whether any of the modifications would require revisiting the assessment of reasonable alternatives. Because the modifications do not materially alter the spatial strategy or introduce alternative site options, no further reasonable alternatives assessment is necessary at adoption.
- 5.8 Overall, the Council concludes that none of the modifications incorporated into the adopted Local Plan give rise to new likely significant effects that would alter the findings of the SA/SEA. As such, the SA/SEA presented through the Regulation 19 SA Report (May 2022) and subsequent SA remains valid and provides a sound basis for the adoption of the Plan.

6. Conclusion

- 6.1 In preparing the adopted Spelthorne Local Plan 2024–2039/40, the Council has reviewed all changes made to the Plan during Examination including the Main Modifications (April 2025) and Further Main Modifications (November 2025) to determine whether these give rise to any new or materially different sustainability effects compared to those identified in the Regulation 19 SA Report (May 2022). The earlier SA published in 2022, 2024 and 2025, concluded that the modifications did not result in significant changes to sustainability outcomes, and this conclusion remains valid for the adopted Plan.
- 6.2 The modifications incorporated into the adopted Local Plan do not alter the spatial strategy, introduce new development allocations, or remove sustainability safeguards embedded within Local Plan policies. Updated evidence, including the Housing Trajectory, Green Belt Assessments and Strategic Flood Risk Assessment, confirms that the Plan continues to perform positively against the SA Framework.
- 6.3 Overall, none of the modifications to the Local Plan give rise to new significant sustainability effects nor require further reasonable alternatives assessment. The findings of the Regulation 19 SA Report and the subsequent SA therefore remain robust. The adopted Local Plan continues to demonstrate positive sustainability performance and is expected to contribute to the social, environmental and economic wellbeing of Spelthorne over the plan period.

7. Monitoring Significant Environmental Effects

- 7.1 In accordance with Regulation 17 of the Environmental Assessment of Plans and Programmes Regulations 2004, the Council will monitor the significant environmental effects of implementing the Spelthorne Local Plan 2024–2039/40. The purpose of monitoring is to identify any unforeseen adverse effects at an early stage and to enable appropriate remedial action to be taken if required.
- 7.2 Monitoring will be undertaken through the Authority’s Annual Monitoring Report (AMR) and will draw on the indicators set out in the Sustainability Appraisal Framework (Appendix A), including:
- Housing delivery and mix
 - Flood risk and SuDS implementation
 - Biodiversity net gain and designated site condition
 - Air quality monitoring in AQMAs
 - Transport indicators, including modal shift
 - Carbon emissions and energy performance
 - Water quality and consumption trends.

Where monitoring identifies significant negative effects, the Council will consider the need for mitigation measures, policy updates, or early plan review. This monitoring framework completes Stage E of the SA/SEA process.

Appendix A: Sustainability Appraisal Framework

Objective	Decision Aiding Questions	Indicators	NPPF Theme
1. To provide sufficient high-quality housing to enable people to live in a home suitable to their needs and which they can afford.	Will it provide housing to help meet identified needs? Will it reduce the number of unfit homes? Will it improve affordability? Will it provide specialist accommodation for elderly/disabled persons? Have a significant detrimental effect on the financial viability of delivering future housing?	Total housing completions by size, type and tenure. Number of households on the housing register. Plot requirements on the self-build register. Lower quartile property price compared against lower quartile workplace earnings.	Social – providing the supply of housing required to meet the needs of present and future generations. Economic – construction industry and building strong economy. High quality residential areas also create attractive areas for businesses to locate to. Environmental – provision of housing in suitable and sustainable locations will help to preserve the remainder of the natural environment.
2. To facilitate the improved health and well-being of the whole population and reduce inequalities.	Will it improve access to or provide healthcare and/or cultural and community facilities? Will it help to meet Accessible Natural Greenspace standards (ANGst)? Will it improve access to or provide green/blue infrastructure/ leisure/ recreation facilities? Will it improve highway safety for road users, cyclists and pedestrians? Will it contribute toward a safe & secure built environment? Will it help to address pockets of deprivations and child poverty?	Percentage of people whose health is classed as not good. Life expectancy Adult & child obesity levels. IMD Health Rankings Motorists/pedestrian/cyclists – number killed and/or seriously injured (KSI) per 100,000 population. Amount and quality of green infrastructure/recreation space by type (ha) or leisure facilities. Accessibility to Hospitals & GP Surgeries. Capacity of Health Facilities.	Social – the objective will assist in supporting strong, vibrant, inclusive, safe and healthy communities. Environmental – The facilitation of healthy and active lifestyles and open space provision will have positive impacts on the environment, resource use and enhance local green and blue infrastructure networks.

Objective	Decision Aiding Questions	Indicators	NPPF Theme
	Will it reduce recorded levels of crime and fear of crime? Will it encourage healthy lifestyles?	Accessible Natural Greenspace (ANGst) Targets. Indices of Multiple Deprivation (IMD). Number of developments implementing 'Secured by Design'.	
3. To increase resilience to, reduce the risk of, and minimising the harm from flooding	Will it reduce the number of properties at risk from all forms of flooding? Will it reduce the severity of a flood event? Will it increase the number of properties linked to sustainable drainage systems (SuDS)?	Number of properties at risk from flooding. Number of properties with flood mitigation installed. Number of properties built with SuDS installed.	Economic – CC resilient infrastructure will help to future proof businesses and make more resilient Social – maintain a healthy community/ wellbeing Environmental – protect environment/ build in resilience
4. To reduce land contamination and protect soil quality and quantity	Will it maintain the area of grade 1, 2 and 3a agricultural land? Will it remediate contaminated land and/or improve soil quality? Will it achieve efficiency in land use and avoid development of greenfield land over the redevelopment of previously developed land and buildings? Will it reduce the amount of derelict and/or underused land and/or vacant/unfit properties? Will it promote higher density development in appropriate locations?	Amount of contaminated land remediated. Area of grade 1, 2 and 3 agricultural land permanently lost to development (ha). Percentage of development built on previously developed land. Average density on sites with 10 or more dwellings (Dwellings per Ha.).	Economic – protect high quality agricultural land to protect the rural economy Environmental – protect and enhance of the natural environment

Objective	Decision Aiding Questions	Indicators	NPPF Theme
5. To reduce air and noise pollution	Will it improve air quality, in particular concentrations of NO2 and PM2.5? Will it reduce the number of properties or sites affected by poor air quality? Will it reduce the number of residential properties affected by and exposed to noise?	Annual average of NO2 and PM2.5, within AQMAs relative to national standards. The number of properties and land affected where levels of NOx or PM2.5 exceed national targets. The monitoring of LEQ noise levels around airports. Number of non-airport related noise complaints received per annum.	Social – improvements in air, noise and light pollution will support healthy communities Environmental – protect natural environment, improve biodiversity and mitigate climate change
6. To conserve and enhance biodiversity, habitats and species	Will it maintain or enhance designated sites? Will it maintain/enhance numbers of priority species or the extent and condition of priority habitats identified in Biodiversity Opportunity Areas and the Borough as a whole? Will it avoid the fragmentation of designated and priority habitats? Will it contribute towards achieving net gains in biodiversity? Will it help to deliver any identified Nature Improvement Areas? Will it protect the Borough's green/blue infrastructure and enhance connectivity?	Population of wild birds. Extent and condition of SPA/Ramsar sites. Extent and condition of Sites of Special Scientific Interest (SSSI) meeting PSA targets. Extent and condition of priority species and habitats identified in Biodiversity Opportunity Areas in Spelthorne. Number, area and condition of Sites of Nature Conservation Importance (SNCIs) and Local Nature Reserves (LNRs) within Spelthorne. Extent and condition of ancient woodlands Number of Biodiversity improvement/enhancement schemes implemented per annum.	Social – enhancement of biodiversity will support the community's health and social well-being Environmental – help to conserve and improve biodiversity

Objective	Decision Aiding Questions	Indicators	NPPF Theme
7. To conserve and enhance the historic environment, heritage assets and their settings.	Will it conserve or enhance heritage assets, the historic environment and their settings? Will it improve the quality of the historic environment? Will it provide increased access to and enjoyment of the historic environment? Will it ensure that development is well-designed and is well-related to the surrounding townscape?	Number of listed buildings, ancient monuments and conservation areas. Statutory or locally listed buildings or structures at risk. Statutory or locally listed buildings or structures demolished. Scheduled ancient monuments at risk. Number of archaeological finds. Conservation area appraisals and level at risk.	Economic – protection of historic and cultural assets will support tourism economy and create attractive areas for businesses to locate to Social – maintain a high-quality built environment
8. To protect, enhance and manage Borough's open space and landscape character.	Will it protect and enhance landscape character? Will it ensure the quality of and provision of suitable open space, where need is identified?	Quality and quantity of open space provision Areas with landscape assessment	Social – the enhancement of the natural environment will support the community's health and social wellbeing Environmental – the protection and enhancement of the natural environment Economic – character of the natural environment is a consideration within “smart growth” as they are attractive areas to locate to
9. To promote sustainable modes of travel, improve accessibility to public transport and reduce road congestion	Will it reduce the need to travel, especially by private motorised vehicles? Will it avoid contributing to congestion on the highway network?	Traffic counts Travel to work by mode Number of schools/businesses with travel plans implemented	Economic – an inadequate transport system will have significant detrimental effects on the economy therefore this will be needed to assist in building a

Objective	Decision Aiding Questions	Indicators	NPPF Theme
	Will it promote more sustainable modes of travel? Will it provide improved access to public transport services and facilities? Will it provide opportunities for integrated Transport? Will it promote travel to work/school by foot, cycle or public transport? Will it provide for disabled access to all transport options?	Number of highway/cyclist/pedestrian improvement schemes implemented	strong, responsive and competitive economy Environmental – sustainable transport will mitigate climate change and assist with the move to a low carbon economy Social – more sustainable travel options will positively impact health, wellbeing and improve quality of life.
10. Maintain high levels of employment and economic growth which is inclusive and sustainable across the Borough.	Will it support a stable labour market and contribute towards skills improvement and employment opportunities? Will it support or promote inward investment and business growth? Will it retain the most sustainably located employment sites? Will it maintain or increase the total quantity and/or quality of commercial floorspace? Will it promote mixed use development? Will it promote or enhance the viability, vitality and attractiveness of town or local centres?	IMD employment and education rankings. Working age population which are economically active. Educational attainment levels NVQ level 3 and above. The net change in the number of VAT registrations and de-registrations. Commercial floorspace levels and vacancies. Area of employment sites lost to other uses (ha). Amount of retail/commercial leisure floorspace implemented (sqm). Amount of retail/commercial leisure floorspace lost to other uses within town/local centres (sqm). Footfall numbers	Economic – contribute to building a strong, responsive and competitive economy Social – a strong economy that keeps unemployment levels low will help support strong, vibrant and healthy communities Environmental – support of innovative technologies will assist in the move to a low carbon economy and promoting the local economy will reduce the need to travel

Objective	Decision Aiding Questions	Indicators	NPPF Theme
11.To limit the impact of Climate Change and promote the efficient use of resources, to reduce greenhouse gas emissions and move to a low carbon economy.	Will it promote energy efficiency and/or renewable or low carbon technologies? Will it promote sustainable methods of construction and design? Will it promote the reuse and recycling of demolition waste? Will it reduce emissions? Reduce impact of climate change, including flooding and urban heat island effect? Will it ensure new and retrofitted development and infrastructure location and design is future proofed against the future impact of climate change?	CO2 Emissions (total and per capita). Number of commercial premises built to BREEAM 'Very good' or better. Installed renewable/low carbon energy capacity (MW/h). Amount of demolition waste reused or recycled per annum (tonnes).	Economic – contribute to building an innovative economy Social – support long term positive impacts on overall quality of life for current and future generations Environmental – mitigate climate change
12.To maintain and improve water quality and promote the efficient use of water	Will it protect and improve the quality of all water sources? Will it increase water efficiency? Will it promote greywater recycling/rainwater harvesting? Will it protect and improve hydro-geomorphology and the overall ecological status of the watercourses?	Percentage of river and groundwater units in the plan area whose biological and/or chemical quality is rated as good. Household consumption of water per day. Number of dwellings completed which exceed. Building Regulations standards for water efficiency. Commercial consumption of water per day. Number of commercial developments completed with water efficiency measures implemented.	Social – improvements in water resources and supply e.g. drinking water provision Environmental – improve biodiversity, use natural resources prudently and minimise pollution Economic – reduced water consumption will have knock on impacts on financial and less outlay, providing opportunities for spending on the local economy.