Peak District National Park Authority

Local Plan

Local Plan Part 2 - Development Management Policies

Publication Draft for Consultation

SUSTAINABILITY APPRAISAL

Incorporating

STRATEGIC ENVIRONMENTAL ASSESSMENT

SUSTAINABILITY APPRAISAL REPORT

Non-Technical Summary

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PES Document Ref. PES1163 : Local Plan Part 2 Full Sustainability Appraisal NTS. Issue 1

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Sustainability Appraisal of the Local Plan Part 2 – Development Management Policies - Publication Draft 2016

Non-Technical Summary

Context

1. Following the adoption of the Core Strategy in 2012, The Peak District National Park Authority has prepared Part 2 of the new Local Plan – known as the 'Development Management Policies'. The plan is at an advanced, formal stage in its evolution, being made open to public consultation before its submission to the Secretary of State when it will be tested for soundness before being adopted.

2. As part of the overall process of preparing the plan, it must be subject to a Sustainability Appraisal (SA). This document is a simple summary of the process and findings of that process, and written to be accessible to a wide audience. The full Sustainability Report, which presents the findings of the whole process, is available on the NPA's website alongside the Publication Draft Local Plan Part 2.

Sustainability Appraisal - A Process

3. In the UK the process of Sustainability Appraisal is usually integrated with the requirements of European law that requires a similar process of Strategic Environmental Assessment (SEA) to be undertaken.

4. The core purpose of SA/SEA is to assess the sustainability implications of implementing the emerging development plan. This can help plan-making authorities to identify the sustainability 'performance' of the plan, i.e. which policies and proposals might lead to more or less sustainable outcomes, and to revise those policies or proposals accordingly where it is appropriate to do so, before the plan is adopted.

5. It is important to recognise that SA and SEA are *processes* and, for Local Plans, are closely linked and undertaken simultaneously. Whilst certain elements of the process are identified in law, there is no prescribed method for the assessment itself. However, Regulations and government guidance require the Environmental (Sustainability) Report to provide the following information:

   - An outline of the contents and main objectives of the Local Plan and of its relationship with other most relevant plans and programmes;
   - A description of the most relevant aspects of the environmental, social and economic characteristics of the areas likely to be most affected by the Local Plan, and how they might evolve in the absence of the it;

- Any existing environmental, social or economic problems relevant to the Local Plan;
- The source references for the objectives for protecting the environment established at international, European Community and national level and how those objectives have been taken into account in the preparation of the Local Plan;
- The method used in the Appraisal and any limitations in information or appraisal techniques;
- An assessment of the broad options considered in developing the Local Plan and the reasons for selecting the chosen options;
- An assessment of the policies contained within the Local Plan against the SA Framework and thus the main social, economic and environmental effects of the Local Plan;
- A description of any measures to maximise the beneficial effects of the polices or to mitigate against any adverse effects of the Local Plan;
- Details of how the significant environmental, social and economic influence of the Local Plan will be monitored;
- A non-technical summary (this document).

6. The Sustainability Appraisal of the emerging Local Plan has been carried out by consultants *The Planning and Environment Studio Ltd*, independently of the NPA's planning policy team.

The Plan Being Appraised:
The Peak District National Park Local Plan Part 2 – Development Management Policies

7. The Local Plan Part 2 Publication draft represents a key stage in the development of a comprehensive spatial plan for the Peak District National Park. The Local Plan Part 2 presents detailed policy to supplement the strategic polices set out in the Core Strategy (2012). It **does not** expand strategic policy such as directing growth or set over-arching principles for development in the National Park. Because of the strategic constraints on new growth across the national park set by the Core Strategy, it does not need to identify or allocate particular sites for specific land uses or protection. The principal role of the plan is to set out the detailed and development-specific policy requirements that must be addressed by planning applications before the proposals can be considered for approval. **This limitation on its function has significant implications for how far the plan can affect likely and significant implications for sustainability**.

8. Throughout the plan-making period Sustainability Appraisal work has been carried out as a parallel and integrated process. This allows the emerging

plan to support more sustainable development, which is a requirement in law. The process of Sustainability Appraisal for this plan has can be traced as to 2011, and has undergone several stages and iterations as the Local Plan itself has evolved. This means that the Local Plan Part 2, as it nears its final draft, has been developed with a solid understanding of its likely implications for sustainable development, and improved accordingly from stage to stage.

How has the Plan been Appraised for Sustainability?

9. The process of SA/SEA has focused on how the emerging Local Plan Part 2 might affect social, economic and environmental trends and conditions across the National Park, and looks to see how the plan would make a difference to those conditions. To do this, emerging policies (the Local Plan Part 2 contains no 'proposals') have been tested against a set of criteria that have been prepared specifically for the sustainability context of the Peak District. These 'tests' are referred to as the *Sustainability Framework*, and each element of the Local Plan is tested against them. The Sustainability Framework has evolved over the extended plan-making period since 2011, and most recently refined in 2012 (Scoping Reports) and has been influenced by the comments and support from Natural England, Historic England and the Environment Agency.

10. The Sustainability Framework has been influenced by a wide range of other policies within international, national, and local strategies relating to sustainability matters. Alongside these an assessment of the social, economic and environmental conditions and trends across the plan area has been made which identified what the main sustainability issues and concerns are. These considerations ensure that the tests against which the emerging plan has been appraised reflect local matters of importance and are directly pertinent to the plan. Some of the key sustainability issues identified relate to:

- Protecting the special qualities of the National Park from harmful change from development and changes of use;
- Improving the resilience of landscapes, biodiversity and historic environment of the National Park to the challenges of climate change, and to reduce factors which cause climate change;
- Balancing the sensitivity of the National Park's landscapes and settlements with the need to deliver housing affordable for local people;
- Maintaining a robust rural economy and access to services for rural communities; and
- Limiting the impact of visitors on the National Park, whilst enabling improved, sustainable access.

11. The Sustainability Objectives cover broad elements of sustainability under the following 3 headings:

- *Living Within Environmental Limits and Protecting National Park Special Qualities;*
- *Ensuring a Strong, Healthy and Just Community;*
- *Achieving a Sustainable Economy*.

12. **Table 1** shows the Sustainability Framework used to test the emerging Local Plan Part 2.

13. Each emerging policy in the Plan has been assessed against this framework. To record this transparently and systematically a matrix-based process was used. In doing so an interpretation of ***likely and significant*** implications of policy implementation has been made, stating whether there are expected positive or negative sustainability outcomes. The assessment also identifies where the expected outcome might be less certain.

14. In anticipating sustainability outcomes of planning policy the process has considered whether effects may be short, medium or long-term, and whether cumulative or synergistic, to meet SEA Regulation requirements.

Table 1.

Objective	Criteria
Living Within Environmental Limits and Protecting National Park Special Qualities	
1. To protect, maintain and enhance the landscape and built environment of the National Park.	
1a To conserve and enhance diversity character and condition of landscapes, including woodland, grassland and any historic importance.	Will it protect areas of highest landscape sensitivity from harmful incremental change?
	Will it protect key or characteristic landscape features?
	Will it support delivery LCA aspirations and facilitate landscape enhancement?
1b To protect, enhance and manage the character and appearance of the built environment, maintaining and strengthening local distinctiveness and sense of place and relationship to its landscape setting.	Will it deliver high quality of design and construction?
	Will it deliver change which conserves and enhances an attractive and locally distinctive built environment and ensure its good landscape fit, including important vistas into and out of the settlement?
1c To secure architectural, artistic and historic open spaces within settlements.	Will it retain or deliver new and/or respect existing valuable open space and its amenity value, within and on the edge of settlements?
2. To protect, enhance and improve biodiversity, flora and fauna and geological interests	
2a To conserve and enhance designated nature conservation sites and vulnerable habitats and species as well as the wider biodiversity importance of the National Park.	Will it protect sites and habitats of nature conservation value, including SSSIs and other national and local designations? (*note N2K sites covered by law*)
	Will it protect BAP priority species and Habitats and Species of Principal Importance in England?
	Will it protect nature conservation interests outside

	designated areas, including wildlife corridors, and maintain or improve permeability of the landscapes to species responding to climate change?
	Will it generate opportunities for enhancement of habitats and biodiversity?
2b To protect geodiversity assets.	Will it conserve and where possible enhance geological interests, including RIGS, through conservation or managed accessible feature exposure?
3. To preserve, protect and enhance the National Park's historic and cultural environment	
3a To preserve and enhance sites, features, areas and the settings of archaeological, historical and cultural heritage importance.	Will it preserve and protect scheduled and non-scheduled archaeological sites and other historic assets, and facilitate site survey?
	Will it preserve and enhance the setting of features and sites of heritage importance?
	Will it protect and enhance the integrity and character of conservation areas?
	Will it preserve and enhance buildings and groups of buildings, which contribute to the wider historical and architectural character of the National Park, including Listed Buildings 'at risk'?
	Will it resist loss or harmful change to Registered Parks and Gardens and other designed landscapes?
	Will it help respect and support the Park's cultural heritage? (e.g. history, traditions, customs and literary associations and the spaces and places these rely upon or relate to).
	Will it recognise and respond to the special qualities and sensitivities of designated and non-designated buildings and heritage assets?
4. To protect and improve air, water and soil quality and minimise noise and light pollution	
4a Reduce air pollution and its effects.	Will air quality be protected or improved?
4b To maintain and improve water quality and, natural hydrological system and security of supply.	Will it allow water to be used efficiently and managed with care?
	Will water quality in the natural environment be protected and improved and natural drainage processes allowed to function?
4c To maintain and improve soil quality.	Will it protect the soil resource from loss, particularly peat and unimproved soils?
	Will it support remediation of contaminated land?
	Will BMVL (grades 1, 2, 3a) be protected from loss where alternative sites of lower quality soil sites are feasible?
4d To protect and increase a sense of remoteness and tranquillity.	Will it serve to control noise and light pollution from roads, industry and other development so as to protect tranquillity and dark skies?
5. To minimise the consumption of natural resources	
5a To safeguard mineral reserves for future generations and promote the reuse of secondary materials.	Will it prevent the sterilisation of known or suspected mineral resources by development?
	Will it ensure efficient/prudent use of mineral and other resources, such as recycling aggregates?
5b To reduce waste generation and disposal and increase recycling.	Will it result in a reduction in the amount of waste requiring treatment and disposal, and encourage recycling or 'Energy from Waste' in line with the waste

	hierarchy?
5c To reduce water consumption.	Will it help encourage a reduction in water consumption through maximising water efficiency and encouraging recycling/re-use of 'grey water'?
5d To increase opportunities for walking and cycling	Will it support reduction in vehicular traffic and related emissions by promoting alternative sustainable modes of transport?
6. To develop a managed response to climate change	
6a To conserve and enhance the carbon absorption function and capacity within the National Park.	Will it conserve and protect the functionality and increase capacity of carbon sinks, such as peat soils, unimproved grassland and woodland?
6b To promote the use of renewable energy, exploring innovative techniques.	Will it promote or facilitate the use of alternative renewable energy where it is within the capacity of the National Park's special qualities to accommodate it?
6c To achieve efficient energy use.	Will it help improve energy efficiency in the built environment?
6d To ensure development is not at risk from flooding and will not increase the threat from flooding elsewhere.	Will it reduce the vulnerability to fluvial flooding and flash flooding within settlements both within and outside the National Park through reduced run-off rates and increase water absorption / management?
6e To ensure all new development is resilient to climate change.	Will development facilitate natural urban cooling in larger settlements through planting schemes and avoidance of reflective materials?
7. To achieve and promote sustainable land use and built development	
7a To maximise the use of previously developed land and buildings.	Will it allow for the conversion of existing buildings where overall effect is a more sustainable development?
7b To promote sustainable construction solutions in the design of development which also meet landscape and built environment conservation priorities.	Will local materials be sourced which will not pressure the wider landscape and natural environment of the National Park?
	Will it seek to support sustainable design and construction techniques embracing energy efficiency measures, micro-generation, water and waste conservation whilst respecting conservation priorities?
	Will it encourage sensitive design of road infrastructure? (e.g. reduced signage road markings, use of local materials and alternative traffic calming methods).
Ensuring a Strong, Healthy and Just Community	
8. Increase understanding of the special qualities of the National Park by all, including the specific target groups of: young people; people from disadvantaged areas; people with disabilities; and, those from ethnic minority backgrounds.	
8a Facilitate learning opportunities, information availability and interpretation resources.	Will it facilitate and encourage provision of accessible resources and opportunities which can improve understanding of the special qualities, pressures and management of the National Park to all?
9. To promote access for all	
9a Increase enjoyment of the National Park by under-represented groups from surrounding urban areas.	Will it help remove real or perceived barriers to target group understanding and enjoyment of the Park and facilitate enhanced accessibility to these groups?

9b Manage the range of recreational activities which depend upon the special qualities of the National Park so that all types of users can enjoy its recreational offer.	Will it allow for improved access to and provision of high quality and a wider scope of formal and informal recreational opportunities?
	Will it facilitate the meeting of educational, sports and recreational needs of the local community, children and disadvantaged groups?
10. Promote good governance	
10a To improve opportunities for participation in local action and decision-making.	Will it empower all sections of the community to participate in decision-making and increase understand of how those decisions are reached?
	Does the plan set a process for engagement with communities, including specific approaches to reach particular groups/sectors?
10b Raise partners' awareness and understanding of National Park purposes and standing.	Will it encourage positive partnership involvement and joint working with other stakeholders and sectors?
10c To ensure compliance with Race, Disability and Gender Equality Duties.	Does the policy avoid potential for inequality of effect, or serve to positively address existing identified inequalities through its implementation comes?
11. To help meet local need for housing	
11a To meet identified local affordable / social housing need both in terms of quantity and type.	Will it deliver housing that meets the needs of the young, elderly, local people and those on limited incomes, and allow for the changing needs of residents within affordable housing?
11b To ensure housing in the National Park is appropriate in terms of quality, safety and security.	Will it provide good quality, safe, and secure housing, resilient to climate change and avoid areas at risk from flooding?
12. Secure better access to a range of sustainable local centres, services and amenities	
12a To improve access to and retention of schools, shops, post offices, pubs and medical facilities in order to meet local need.	Does it allow for delivery of new and improved healthcare, schools and other community services?
	Will it support the retention of key facilities and services ensuring that local needs are met locally wherever possible or alternative sustainable access is provided?
12b To increase opportunities for skills development and access to post-school education and training.	Will it facilitate improved access to vocational training, education and skills for all, including young people?
	Will it facilitate opportunity for delivery and uptake of traditional skills training which may benefit wider National Park purposes?
Achieving a Sustainable Economy	
13. Promote a healthy and resilient Park-wide economy	
13a To encourage a viable and diversified farming and forestry industry which is influential in positively shaping the valued landscape of the National Park	Will it support the changing needs of sustainable agriculture and forestry, including diversification within the capacity of the National Park's special qualities to accommodate it?
13b To increase and improve the quality of jobs related to National Park purposes including tourism	Will it facilitate sustainable tourism opportunity?
	Will it help improve the creation of good quality of jobs in the tourism sector, and reduce seasonal dependence?

	Will it offer alternative opportunities for employment, to offset declining traditional employment activity and reduce pressure for commuting?
13c To encourage business growth	Will it provide the spaces and infrastructure to support self-employment opportunities and business start-up?
	Will it support existing business viability and local employment growth?
14. To Reduce the need for, and impacts of road traffic.	
14a To improve the provision of public transport	Will it promote sustainable forms of transport (public transport including bus and rail, cycle and pedestrian routes) and ensure that the necessary associated infrastructure is made available?
	Will it increase access to special qualities of the National Park by sustainable transport modes?
14b To reduce the impact of transport infrastructure on the National Park's special environmental qualities and quality of life?	Will it reduce the net impact of transport infrastructure such as road signage, lighting, conspicuous structures and parking?

Summary Findings of the Sustainability Appraisal

15. To understand the level of significance of the findings of the Sustainability Appraisal of the Local Plan Part 2 is necessary to ***acknowledge the limited scope for influence on sustainability matters the plan has***. This is because the plan is limited in its influence on strategic spatial policy, such as the levels of growth or new development planned for, where that should be, and because there are no site-specific allocations of land for development where local impacts can be anticipated and alternative sites considered. These matters are fully addressed by the Core Strategy, to which the Local Plan Part 2 must comply. In addition, the statutory Purposes and Duty for the National Park, and the priority afforded to conservation in National Parks by the National Planning Policy Framework, limit the influence of the Local Plan Part 2 on likely and significant sustainability impacts, other than the fundamentally sustainable context this sets.

16. In this context, the key findings from the SA/SEA process of the Local Plan Part 2 include the following elements:

Policy Gap Analysis

17. In appraising the emerging Local Plan Part 2 it was appropriate to consider whether the plan included elements to cover the scope of sustainability matters identified within the SA/SEA process. A 'Policy Gap Analysis' found that the plan adequately covers those sustainability issues and ***concluded that no additional policy coverage was needed*** to ensure that the policy scope reflects the established sustainability objectives for the Peak District National Park. In reaching this conclusion, where there was found to be a potential gap in policy coverage, analysis showed that the effect of the plan as a whole, as a raft of policies to be read and implemented together, more than adequately provided appropriate policy coverage. A minor issue was identified in relation to policy

coverage for *engagement of communities and the public* in decision-making. However, this can be seen to be the consequence of the Sustainability Framework originally being developed to a greater scope of issues that the plan's policies are actually intended to address (but was not foreseen at the time). Other aspects of planning practice, outside local policy, more than adequately cover engagement issues to ensure sustainable outcomes.

Appraisal of 'Alternative Options'

18. An important part of SA/SEA is the testing of alternative options of earlier versions of the plan, so that the NPA can be informed as to which have the best sustainability credentials. A 2012 consultation document, *Development Management Policies - Development Plan Document: Issues and Preferred Approaches* set out an extensive scope of reasonable alternative approaches (bearing in mind the limitations of policy set out above) open to the National Park Authority for Development Management policy. Those options were set out clearly within the constraints of the Core Strategy, statutory National Park purposes and the National Planning Policy Framework. Nevertheless, alternative options were appraised for their anticipated sustainability outcomes against the earlier 2012 Sustainability Framework.

19. The findings of that appraisal of the alternative options guided and supported the NPA's adoption and further refinement of its preferred policies presented in the Local Plan Part 2 as addressed in full within this Sustainability Report. **No significant proposals for change were therefore identified**. The preferred options of the document therefore set out the framework on which the Publication Plan has developed.

Appraisal of Local Plan Part 2 Policies for Sustainability Effects

20. The key element of this Sustainability Appraisal was the findings from the systematic assessment of the Publication Draft *policies* against the Sustainability Framework.

21. **Annex 1** (separate document) to the full Sustainability Report sets out the (extensive) detailed assessment matrices in full. With the exception of policy DMB1 and DMH11, all policies were subject to testing against the Sustainability Framework.

22. Analysis of the completed matrices showed that across the total of 68 policies appraised in this way (entailing a total number of 2,448 separate criteria judgments), **only 30 negative, or potentially negative individual interactions against any particular criterion were identified**. In addition, only 20 interactions have been identified where it was reasonably unclear as to the likely sustainability effect of the policy against any particular criteria – which taken together only represent approximately 2% of all policy test outcomes. **Nevertheless, those policies where negative and significantly uncertain sustainability outcomes were flagged by the matrix appraisals, all present**

strong sustainability outcomes when considered against the full range of sustainability criteria.

23. The sustainability appraisal found that a **very substantial majority of Local Plan Part 2 policy effects** - in relation to meeting sustainability framework objectives **- are likely to be positive** (i.e. likely to further sustainability objectives) **or neutral** (i.e. no-direct sphere of influence)**.**

24. **Only a very small minority of policy tests** (with sustainability criteria) have presented any **potentially negative outcome,** or one where the outcome is **expected to be negative but reasonably unpredictable.**

25. The core purpose of the Sustainability Appraisal is to influence plan-making before the Plan is adopted. Therefore the sustainability appraisal process allows the for the findings appraisal to be considered by the plan-making authority before it finalises the plan for publication. The NPA was presented with the findings of the Sustainability Appraisal, and was able to consider both overview and detailed specific findings. In this context the NPA made only one change to draft policy. This was in relation to **Policy DMT8 where very minor amendment to policy to clarify that the policy applies to landing sites as well as take-off sites for aircraft.**

26. **Sustainability Appraisal findings which indicated specific but focused sustainability short-comings of the plan were not considered to justify further policy refinement prior to Publication**. In most instances where potential negative sustainability interactions are identified, *the policy as a whole* was seen to deliver strong sustainability outcomes, which, if altered in light of minor potential sustainability shortcomings, may be diminished, or the policy intent itself undermined. Where negative but focused outcomes were anticipated and no policy refinement has been made, **it is expected in all cases that the plan when read as a whole, would serve to mitigate, compensate or otherwise prevent that harmful impact arising.** The National Park Authority has relied on the implementation of the plan's raft of policies operating as a whole being highly sustainable, in determining only very limited changes to the Publication draft Local Plan Part 2.

27. **Table 2** sets out a summary overview of the findings of the Sustainability Appraisal assessment matrices (presented in full in Annex 1). The *Summary Sustainability Findings* column presents the critical component of the overall appraisal process, setting out a summary view of the likely significant outcomes of the draft policies' expected sustainability outcomes.

Table 2: Summary Findings of Policy Appraisal

Policy	**Summary Sustainability Findings** Noting any *significant* implications in relation to • Secondary; • Cumulative; • Synergistic; • Short, medium or long term; or • Permanent or temporary effects	**Criteria** where negative sustainability effects or a significant degree of uncertainty are anticipated
Development Management Principles		
DM1	This overarching policy sets out the strict legislative and national planning policy context for all spatial policy within the National Park and how the National Park Authority will manage proposals for development in this context. It clarifies a positive approach will be taken where these twin drivers of sustainable development which provide the higher frameworks of the plan can be met. It highlights the function of the plan as a whole is to further these joint and supportive aspirations. In this context it is clear that the policy will at least set a positive functional context for sustainable development within the suite of policies that follow, albeit at a strategic and non-specific level.	None
DM2	This policy focuses on the intended reliance upon specific Development Management mechanisms for the delivery of policy objectives. Consequently it could be seen to have a positive influence in delivering sustainable development - where the specific policy to which it applies has been appraised as sustainable in its intent and effect. However in terms of direct and specific significant effects, this policy can be seen to have no significant impacts on sustainability.	None
Conserving and Enhancing the National Park's Valued Characteristics		
DMC1	This policy sets out the National Park Authority's expectation for the transparent consideration of landscape effects from development proposals and to ensure that proposals are locally responsive to landscape character. This presents a strongly sustainable framework in the context of the National Park Authority's statutory purposes, but in limited situations may restrict opportunities for renewable energy, high-end energy efficiency in new buildings and sustainable use of existing redundant buildings.	6b, Conflict between landscape conservation and facilitating renewable energy generation 7a, Conflict between landscape conservation and use of previously developed land 7b Conflict between landscape conservation and use of innovative sustainable design and construction

DMC2		6b, Significant landscape impacts commonly arise from mature renewable energy technologies. This sustainability test focuses on accommodating RE development within the capacity of the National Parks' special qualities to do so - and is therefore positive in effect, although overall this may serve to reduce the harnessing of theoretical renewable energy resources in the National Park. 6c 'High performance' energy efficiency in new development may not reflect the distinctive building vernacular which helps define the Park's landscape and special qualities, and prioritisation of conservation purposes may limit – but not remove, the ability to deliver high performance energy efficiency in new buildings.
DMC3	This policy primarily sets out the scope of considerations that the LPA will expect planning applications to address, whilst setting out an indication of the aspirations for those policy elements, prioritising measures which help deliver statutory purposes through the development management system. Policy is on balance *strongly sustainable* in respect of furthering statutory purposes, but presents possible shortcomings in respect to embedded renewable energy and energy efficiency measures within new development.	5b Policy does not address integrated recycling and waste management facilities within new development, although other policy elements address this. 6b Policy does not overtly address embedded renewable energy opportunities in new development 6c Policy does not overtly address embedded energy efficiency opportunities in new development 6e Policy does not overtly address climate change resilience in new development
DMC4	Policy has strong settlement character and landscape sustainability effects. Indirect effects are possible for agriculture and ecosystems services through protection of settlement fringe soils and habitats, and community service provision through strengthened community viability.	6d Dependent upon case specific circumstances. Settlements with areas at risk from flooding may be less able to accommodate necessary growth within SDLs free from flood risk. 11a Strict application of policy may limit opportunity for housing site identification, although other policy addresses such issues

DMC5	This is a primarily *process* orientated policy but also enlarges on core strategy spatial policy. Policy performs strongly in respect to furthering sustainable statutory purposes across the historic environment. It also presents opportunity for direct and indirect economic benefits but could present a potential constraint on new social development within tightly constrained settlements in particular. However, other plan policies seek to address conflicts arising between core strategy objectives.	7b Policy presents potential restrictions of use of contemporary sustainable design and construction techniques within the existing historic built heritage resource. 11a Policy presents potential constraints on development within settlements characterised by historic built heritage resource.
DMC6	This is a primarily process-orientated policy but also enlarges on core strategy spatial policy. Policy performs strongly in respect to furthering sustainable statutory purposes across the historic environment. It also presents opportunity for direct and indirect economic benefits but could present a potential constraint on new social development within vicinity of the SM. However, other plan policies seek to address conflicts arising between core strategy objectives.	11a Policy presents potential constraints on development within settlements in vicinity of Scheduled Monuments.
DMC7	This is a primarily process-orientated policy but also enlarges on Core Strategy spatial policy. Policy performs strongly in respect to furthering sustainable statutory purposes across the historic environment. It also presents opportunity for direct and indirect economic benefits but could present a potential constraint on new social development within tightly constrained settlements in particular. However, other plan policies seek to address conflicts arising between core strategy objectives.	7b Policy presents potential restrictions of use of contemporary sustainable design and construction techniques within the existing historic built heritage resource 11a Policy presents potential constraints on some development within settlements within setting of Listed Buildings.
DMC8	This is a primarily process-orientated policy but also enlarges on core strategy spatial policy. Policy performs strongly in respect to furthering sustainable statutory purposes across the historic environment. It also presents opportunity for direct and indirect economic benefits but could present a potential constraint on new social development within tightly constrained settlements in particular. However, other plan policies seek to address conflicts arising between core strategy objectives.	7b Policy presents potential restrictions of use of contemporary sustainable design and construction techniques within the existing historic built heritage resource. 11a Policy presents potential constraints on some development within settlements with potential for negative impacts on Conservation Areas.
DMC9	This is a primarily process-orientated policy but also enlarges on core strategy spatial policy. Policy performs strongly in respect to furthering sustainable statutory purposes across the historic environment. It also presents opportunity for direct and indirect economic benefits.	None
DMC10	This policy enlarges on core strategy spatial policy. Policy performs strongly in respect to furthering sustainable statutory purposes across the historic environment. It also presents opportunity for direct and indirect economic benefits but could present a potential constraint on new social development within tightly constrained settlements in particular. It raises potential issues of sustainable design and construction and the balance to be struck with primary conservation purposes of the National Park. However, other plan policies seek to address conflicts arising between core strategy objectives.	7b Policy presents potential restrictions of use of contemporary sustainable design and construction techniques within the existing historic built heritage resource.

DMC11	Primarily a process-orientated policy but also enlarges on core strategy spatial policy. Policy performs strongly in respect to furthering sustainable statutory purposes across the natural environment and its dynamic habitats and ecosystem functions. It also presents opportunity for direct and indirect economic benefits in addition to its core objectives.	None
DMC12	This is a primarily a policy seeking to add clarity to the hierarchy of the levels of protection afforded to the cascade of designations across the Park, clarifying core strategy spatial policy. Policy performs strongly in respect to furthering sustainable statutory purposes across the natural environment and its dynamic habitats and ecosystem functions. It also presents opportunity for direct and indirect economic benefits in addition to its core objectives.	None
DMC13	Primarily a process-orientated policy but also enlarges on core strategy spatial policy. Policy performs strongly in respect to furthering sustainable statutory purposes across the natural environment and its dynamic habitats and ecosystem functions. It also presents opportunity for direct and indirect economic benefits in addition to its core objectives.	None
DMC14	Primarily process-orientated policy but also enlarges on core strategy spatial policy. Policy performs strongly in respect to furthering sustainable statutory purposes across the natural environment and its dynamic habitats and ecosystem functions, particularly in respect to tranquillity and air and water quality. It also presents opportunity for direct and indirect economic benefits in addition to its core objectives.	None
DMC15	This is a primarily process-orientated policy but also enlarges on core strategy spatial policy. Policy has limited scope for influence on sustainability beyond its limited focus.	None
Farming and Economy		
DME1	The policy sets a positive context for the economic and functional viability of agriculture, which is a primary influence of the landscape of the National Park and its economy. Policy sets out some explicit criterion regarding landscape, visual and tranquillity considerations, but is silent on other elements of the Park's special qualities.	None
DME2	The policy sets a positive context for the economic and functional viability of agriculture through appropriate farm diversification, in turn supporting agriculture as a primary influence of the landscape of the National Park. Policy sets out explicit criteria regarding landscape, visual and tranquillity considerations, but is silent on other elements of the Park's special qualities. The policy performs strongly in relation to economic and conservation orientated sustainability objectives.	None

DME3	The policy seeks to focus new or expanding economic development on existing sites within or on the edge of the Park's larger settlements. This presents multiple sustainability benefits in terms of safeguarding more sensitive sites from visual or other environmental harm and also underpins the viability and vitality of settlements and their local economies. Policy also allows for mixed-use developments which can help deliver community beneficial development whilst prioritising the employment uses of the sites.	None
DME4	The policy seeks allow a pragmatic and flexible approach to the use of developed employment sites for alternative uses where it can be seen existing use is unviable or no longer needed. Redevelopment of brownfield sites is inherently sustainable, but overall sustainability effects, particularly in respect to employment and economic viability remain uncertain and would be determined by the specific reuse of the site proposed. Positive community effects through re-use of sites as well as associated enhancement of the built environment would be likely to occur as a consequence of the policy.	None
DME5	The policy sets a positive context for the economic and functional reuse of buildings for low-impact/nuisance employment uses, in turn supporting the economic base of the National Park. Policy sets out explicit criteria seeking to control such development outside settlements so as to protect the special qualities of the National Park with consequent strong sustainability outcomes.	None
DME6	The policy sets a positive context for the for low-impact/nuisance employment uses within dwellings, in turn supporting the economic base of the National Park. Policy sets out explicit criteria seeking to control such development so as to protect residential amenity and the special qualities of the National Park with consequent strong sustainability outcomes.	None
DME7	The policy seeks to allow appropriately controlled expanding economic development of existing sites and hence supporting economic sustainability across the National Park.. It presents multiple sustainability benefits in terms of safeguarding more sensitive sites from visual or other environmental harm and also underpins the viability and vitality of settlements and their local economies as well as free standing but established business. Policy includes environmental and community safeguards from potential harmful implications of the proposals, and thus furthers environmental and community sustainability.	None
DME8	The policy seeks to allow appropriately controlled expanding economic development of existing sites and hence supporting economic sustainability across the National Park. It presents multiple sustainability benefits in terms of safeguarding more sensitive sites from visual or other environmental harm and also underpins the viability and vitality of settlements and their local economies as well as free standing but established business. Policy includes environmental and community safeguards from potential harmful implications of the proposals, and thus furthers environmental and community sustainability.	None
Recreation and Tourism		

DMR1	The policy sets a positive context for the economic expansion and extended provision of affordable tourism accommodation within the specific capacity of the area's special qualities. Policy sets out explicit criterion regarding landscape and special qualities considerations. The policy should facilitate sustainable tourism in the National Park.	None
DMR2	The policy sets a positive context for the economic expansion and extended provision of affordable tourism accommodation within the specific capacity of the area's special qualities. Policy sets out explicit criterion regarding landscape and special qualities considerations. The policy should facilitate sustainable tourism in the National Park.	None
DMR3	The policy is primarily focused on procedure and control mechanisms in relation to holiday occupancy, for clarity and avoidance of doubt for plan users. Overall sustainability implications are therefore quite limited. It sets a positive context for the flexibility in (affordable) tourism accommodation within the specific capacity of the area's special qualities.	None
DMR4	The policy sets a positive context for the economic expansion and extended provision of recreational facilities within the specific capacity of the area's special qualities. Policy sets out explicit criterion regarding landscape and special qualities considerations. The policy should facilitate sustainable recreation in the National Park.	None
Housing		
DMH1	Policy seeks to clarify the scale and location for new affordable housing provision within the National Park. The policy sets out detailed and specific limits of the size of housing units for affordable housing which is intended to support long-term affordability whilst providing decent quality housing, and as such offers good environmental and social sustainability outcomes. However, the significant quantitative specificity of the policy goes beyond (proportionate) capability of Sustainability Appraisal/SEA process to assess whether minor variance of those thresholds would present any likely or significant environmental or sustainability effects. Nevertheless, the environmental and community benefits the policy would help deliver would present positive sustainability outcomes.	None

DMH2	Policy seeks to control the first occupancy of new affordable housing in the National Park so as to ensure the limited capacity of its landscape/environment capacity is managed to meet those with clear need and clear local connection. In doing so community vitality benefits can be expected. However, the significant criteria specificity of the policy goes beyond (proportionate) capability of Sustainability Appraisal/SEA process to assess whether minor variance of those thresholds would present any likely or significant environmental or sustainability effects. However, the policy is based on extensive experience of the LPA in managing an affordable housing policy. A lower threshold for need and local connection would be likely to increase pressure on the limited number of suitable exceptions sites, whilst a higher threshold would be likely to unreasonably limit eligibility for new affordable housing and hence have negative social impacts in relation to community vitality and coherence.	None
DMH3	Policy seeks to control the secondary and subsequent occupancy of approved affordable housing in the National Park so as to ensure the limited capacity of its landscape/environment capacity is managed in the long term to meet those with clear need and clear local connection. In doing so community vitality benefits can be expected. However, the significant criteria specificity of the policy goes beyond (proportionate) capability of Sustainability Appraisal/SEA process to assess whether minor variance of those thresholds would present any likely or significant environmental or sustainability effects. However, the policy is based on extensive experience of the LPA in managing an affordable housing policy. A lower threshold for need and local connection would be likely to increase pressure on the limited number of suitable exceptions sites, whilst a higher threshold would be likely to unreasonably limit eligibility for new affordable housing and hence have negative social impacts in relation to community vitality and coherence.	None
DMH4	Policy seeks to allow for the provision of new housing to support essential rural workers reside at their place of work for functional reasons. Criteria are strictly set out as a sequence of priorities before new buildings are permitted. The consequence of the policy is that landscape impacts of new development will be kept to a minimum whilst the social and environmental benefits of essential rural workers are recognised and retained, hence presenting a strongly sustainable approach.	None
DMH5	Policy seeks to allow for the provision of new ancillary housing where this can be accommodated within the capacity of the National Park's special qualities. Strict control over proposals' impacts on townscape and residential amenity a generally sustainable outcome in environmental and community terms. However, it could be seen that the net relative increase in property value after such development has been delivered could be that affordability and shortage smaller housing stock / supply is exacerbated, resulting in negative community outcomes.	11a Policy facilitates semi-independent additional living accommodation for young , elderly or those with special needs. However, where ancillary accommodation is provided within the curtilage of an otherwise 'smaller' dwelling, the long-term implications of its increased market value would be likely to exacerbate wider affordability issues in the settlement/National Park through erosion of the stock of smaller properties.

DMH6	Policy seeks to take a pragmatic approach to furthering the National Park's statutory purposes where this can be achieved through new housing development in specific circumstances. The policy is primarily a conservation focused policy but would be likely to deliver community benefits also, particularly through assisting in delivery of affordable housing. The policy represents a strongly sustainable approach.	None
DMH7	Policy seeks to take a pragmatic approach to furthering the National Park's statutory purposes where this can be achieved through new housing development in specific circumstances. The policy is primarily a conservation focused policy but would be likely to deliver community benefits also, particularly through assisting in delivery of affordable housing. The policy represents a strongly sustainable approach.	11a Where extended and or ancillary accommodation is provided within the curtilage of an otherwise 'smaller' dwelling, the long-term implications of its increased market value would be likely to exacerbate wider affordability issues in the settlement/National Park through erosion of the stock of smaller properties.
DMH8	Policy seeks to allow for the provision of ancillary (non-residential) buildings to existing dwellings where this can be accommodated within the capacity of the National Park's special qualities. Strict control over proposals' impacts on townscape and residential amenity a generally sustainable outcome in environmental and community terms. However, it could be seen that the net relative increase in property value after such development has been delivered could be that affordability and shortage smaller housing stock / supply is exacerbated, resulting in negative community outcomes.	11a Where additional built structures are provided within the curtilage of an otherwise 'smaller' dwelling, the long-term implications of its increased market value would be likely to exacerbate wider affordability issues in the settlement/National Park through erosion of the stock of smaller properties.
DMH9	Policy seeks to allow for the provision replacement dwellings where clear benefits to National Park purposes would accrue in relation to the National Park's special qualities. Strict control over proposals' impacts on townscape and residential amenity a generally sustainable outcome in environmental and community terms. However, it could be seen that the net relative increase in property value after such development has been delivered could be that affordability and shortage smaller housing stock / supply is exacerbated, resulting in negative community outcomes.	11a Where replacement dwellings are provided under this policy erosion of smaller housing stock may arise. Long-term implications of a site's increased market value would be likely to exacerbate wider affordability issues in the settlement/National Park through erosion of the stock of smaller properties. Policy does allow for recognition of house size/type preferences of Neighbourhood plans for any net increase in housing delivered under the policy.
DMH10	Policy seeks to allow for the sub-division of existing dwellings where clear safeguards to the National Park's special qualities can be secured. Strict control over proposals' impacts on townscape and residential amenity a generally sustainable outcome in environmental and community terms. Positive sustainability outcomes are likely.	None

DMH11	This policy is focused purely on planning mechanisms (legal agreements) to implement and make robust the policy objectives set out in preceding housing policies, and as assessed for their sustainability credentials in this document. No sustainability assessment against the Sustainability Framework is made as this would not afford any meaningful outcomes.	None
Shops Services and Community Facilities		
DMS1	The policy sets a positive context for the economic (retail and related services) expansion and extended provision within main settlements. Policy sets out explicit criterion accessibility although this may benefit from strengthening and clarity. The policy should facilitate sustainable retail in the National Park.	None
DMS2	The policy sets a positive context for the retention of economic (retail and related services) businesses across the National Park. It presents stringent tests before loss of community valued services can be lost to other uses. Whilst in the longer term viability is likely to be a primary determinant of service provision, the policy would encourage sustainable development outcomes.	None
DMS3	The policy sets a positive context for the protection of more sustainable settlement based economic (retail and related services) enterprise. Policy sets where development outside main settlement s may be appropriate but always as ancillary to main site sue, and thus limiting additional private vehicle trip generation and landscape pressures.	13b Whilst seeking to protect sustainable retail/service enterprise within settlements, the policy may serve to restrict other retail enterprise proposals which would otherwise provide employment opportunity
DMS4	The policy sets a positive but narrow context for the design and external appearance of shop fronts. Positive sustainability (conservation) outcomes would be likely, with no likely or significant dis-benefits.	None
DMS5	The policy sets a positive but narrow context for the design and external appearance of advertisements . Positive sustainability (conservation) outcomes would be likely, with no likely or significant dis-benefits	None

DMS6	The policy seeks to ensure that sites identified or approved for important community focused facilities/uses are not lost to other possibly more (economically) viable uses. Effectively the policy recognises the difficulty of delivery of such uses in light of other economically viable uses. This presents a positive social sustainability outcome in terms of community well-being, but could in principle restrict employment use and associated economic well-being. Where developable sites are in short supply, affordable housing use may also be compromised or be in competition with other community uses. However, these negative outcomes are likely to be infrequent.	11a Potential for conflict over the delivery of affordable housing sites across settlements within the National Park where suitable development sites are frequently in limited supply because of environmental considerations. 13b Potential for conflict over the delivery of employment generating uses across settlements within the National Park where suitable development sites are frequently in limited supply because of environmental considerations. 13c Potential for conflict over the delivery of employment generating uses across settlements within the National Park where suitable development sites are frequently in limited supply because of environmental considerations
DMS7	The policy seeks to ensure that existing community recreation facilities are not lost to other possibly more (economically) viable uses. This presents a positive social sustainability outcome in terms of community well-being, but could in principle restrict employment use and associated economic well-being. Where developable sites are found to be no longer required, affordable housing use will be prioritised further strengthening sustainable community outcomes.	13b & 13c Potential for conflict over the delivery of employment generating uses across settlements within the National Park where suitable development sites are frequently in limited supply because of environmental considerations.
Bakewell		
DMB1	The policy essentially provides a community-agreed mechanism for the consideration of planning judgments as to when a proposal or site is 'in or on the edge of' the settlement of Bakewell. It does not set further planning principles or issues than this. Consideration of alternative development boundary lines would be likely to lead to highly complex or convoluted considerations of relative sustainability whilst the policy to which it relates within DS1 has already clearly established sustainability benefits.	None
Travel and Transport		

DMT1	The policy presents a very high level of restraint over new major transport infrastructure, whilst acknowledging the exceptional circumstances in which this might be permitted. In doing so the default consequence for sustainability will be a long-term environmental benefit, including air quality locally, but resultant trip generation outside the National Park may present negative energy efficiency and air quality harm. Furthermore, restriction on new road and rail infrastructure may be seen to constrain some economic performance and employment generating investment consequent to logistical and access problems. The overall sustainability consequences of the policy can be seen to be locally beneficial in relation to environmental sustainability, but less beneficial in relation to global and economic sustainability aspirations. Whilst tensions across sustainability objectives may therefore be anticipated, the approach is clearly compliant with National Park statutory purposes, themselves positive contributors to achievement of wider sustainable development.	4a Policy is likely to have local air quality benefits through strategic discouragement of cross-park trips. However, at a broader sustainability level, should restriction on cross park journeys lead to longer trips overall, vehicular emissions are likely to be greater overall. In addition should the policy curtail strategic improvements to the road network at the cost of local congestion points, localised air quality may suffer from on-going vehicle emissions. Other influences on trip generation and air quality from emissions are likely to be significant over the long term, such as vehicle technology. 13b, 13c A possible short to medium-term implication of policy is to discourage economic growth because of perceived logistical / road network connectivity and flow.
DMT2	The policy relates to the design and local sensitivity of new transport and access infrastructure. It performs strongly in relation to environmental sustainability, with no significant negative implications for economic or community well-being.	None
DMT3	The policy recognises that opportunity for possible rail related transport infrastructure exists, at least for example, across former rail track beds. However, the policy would ensure that such development would only be permitted where significant net gains in environmental and experiential quality would arise across the National Park as a whole. Whilst this presents wider environmental and heritage sustainability benefits, it implicitly acknowledges that localised harm to the special qualities of the National Park, including opportunities for understanding and enjoyment may arise. In the case of high tier biodiversity sites, the law may preclude the 'mitigation approach' that the policy adopts. However, the overall sustainability credentials of the policy, consequent to its broad cascade of safeguarding criteria, are positive.	2a Policy focuses on 'net benefits' to the National Park's valued environmental characteristics. This implies that some localised harm to those qualities may be expected as a consequence of the proposals. In relation to designated ecological sites and protected species the thresholds for allowing such harm by development may be high, for example N2K sites where these are in the vicinity of existing track beds, may over-ride the policy's embedded approach of mitigation where harm arises if the provisions of the relevant Directives are not met.
DMT4	The policy performs strongly in relation to wider environmental and social inclusiveness and community health sustainability objectives. Minor economic benefits may accrue as a consequence of wider use of the PRoW network and its on-going expansion and improvement, although these may be of lower significance.	None

DMT5	The policy performs strongly in relation to environmental sustainability, but potentially presents a dis-benefit to economic / employment activity where car-based accessibility is an important factor. However, the policy does offer some limited flexibility whilst recognising the effects of proposals on visual amenity of the locality.	13c Restraint on new business parking and adoption of the Parking Standards set out at Appendix 17 may result in some perceived constraint on business efficiency, and hence viability, potentially discouraging investment, retention or expansion of economic/employment activity.
DMT6	The policy performs strongly in relation to a pragmatic and flexible approach to managing the two statutory purposes with emphasis afforded to environmental sustainability. Due to general approach of constraint in visitor parking provision potential dis-benefit to economic / employment activity where car-based accessibility is an important factor may arise. However, the policy does offer some limited flexibility whilst recognising the effects of proposals on visual amenity of the locality and achieving clear settlement character benefits.	5d Provision of visitor parking by definition facilitates car-borne trip generation. Whilst this may not have a negative impact on walking opportunities per se, it would not serve to encourage non-motorised trio generation. 13c Restraint on new visitor may result in some perceived constraint on accessibility for markets/consumers, and hence viability, potentially discouraging investment, retention or expansion of economic/employment activity.
DMT7	The policy performs strongly in relation to environmental sustainability, and has limited implications for other sustainability objectives.	None
DMT8	The policy performs strongly in relation to environmental sustainability, but may be seen to present some restriction on some (minority) recreation activities but which is nevertheless partly dependent upon the valued characteristics of the National Park, specifically relief and low settlement density. However, in most cases such uses will not be dependent upon changes of use or operational development being permitted, and where it does, Sandford Principles should be properly applied because of the limited but potentially significant threat to biodiversity value.	9b Policy seeks to control development or establishment of non- powered flight sites/facilities where valued characteristics of the area are threatened. Ordinarily facilities will not be required for paragliding and hang gliding, but these are dependent to a degree on the special qualities of the park to operate. Restriction of such development and use may limit this objective but be consistent with Sandford Principle.
Utilities		
DMU1	This policy primarily seeks to ensure that new development is not dependent upon utility infrastructure provision which would be harmful the special qualities of the National Park. In doing so it facilitates other acceptable development whilst prioritising the first statutory purpose. Positive sustainability outcomes are likely.	None
DMU2	This policy primarily seeks to ensure that new utility development must be related to local community benefit which would not be harmful the special qualities of the National Park. In doing so it facilitates other acceptable development whilst prioritising the first statutory purpose. Positive sustainability outcomes are likely.	None

DMU3	This policy narrowly focuses on avoiding risk to human health and property through avoiding locating development away from potentially hazardous installations. As such it affords positive community focused sustainability credentials with no significant dis-benefits.	None
DMU4	This policy primarily seeks to ensure that new utility development must be justified and not be harmful the special qualities of the National Park. In doing so it facilitates communication development whilst prioritising the first statutory purpose. Positive sustainability outcomes are likely.	None
DMU5	This policy primarily seeks to ensure that new utility development should be removed following decommissioning so as to ensure continued protection of the special qualities of the National Park. In doing so it facilitates communication development being delivered in the short to medium terms to meet identified needs, but may be seen to remove opportunity for on-going sustainable reuse of buildings following decommissioning.	7a Policy effectively removes opportunity for sustainable building re-use.
Minerals and Waste		
DMMW1	This policy primarily seeks to ensure that appropriate and sufficient information is presented with planning applications in order that the National Park Authority can gain full understanding of the justification minerals or waste developments in context of Core strategy. Policy is essentially therefore process/administrative, but with indirect significant positive environmental sustainability benefits.	None
DMMW2	This policy primarily seeks to ensure that the direct effects of proposed minerals or waste development are acceptable to a broad range of local amenity consideration. In doing so the policy can be expected to deliver positive environmental and community sustainability outcomes, with no *significant* constraint on economic opportunity in the National Park context.	2a Whilst focused upon amenity considerations, the scope of those factors considered by the policy is broad, yet does not include impacts upon the ecology of an area. 2b Whilst focused upon amenity considerations, the scope of those factors considered by the policy is broad, yet does not include impacts upon the geodiversity of an area. However other plan policies cover these issues sufficiently. 3a Whilst focused upon amenity considerations, the scope of those factors considered by the policy is broad, yet does not include impacts upon the historic and archaeological assets of an area. However other plan policies cover these issues sufficiently.

DMMW3	This policy primarily seeks to ensure that the direct effects of proposed minerals or waste development are acceptable to a broad range of environmental characteristics of the area and the ability of the public to enjoy those qualities. In doing so the policy can be expected to deliver positive environmental and community sustainability outcomes, with no significant constraint on economic opportunity in the National Park context.	None
DMMW4	This policy primarily seeks to ensure that where the principle of waste facility development is acceptable under Core Strategy policy, that sites are prioritised to the most sustainable and accessible locations and in doing so to have regard to the special qualities of those sites and to protect those accordingly. As such the policy is likely to present positive sustainability effects, including community benefits (accessibility).	None
DMMW5	This policy primarily seeks to ensure that where the principle of waste facility development is acceptable under Core Strategy policy, that sites are can be fully restored over the long term in respect to multiple environmental components which make up special qualities across the National Park. As such the policy is likely to present positive sustainability effects, including community benefits (accessibility).	None
DMMW6	This policy primarily seeks to ensure that where the principle of waste facility development is acceptable under Core Strategy policy, that combinations of new and existing sites do not have a detrimental cumulative or synergistic effect on the special qualities across the National Park. As such the policy is likely to present positive sustainability effects, including community benefits (accessibility).	None
DMMW7	This policy primarily seeks to ensure that carefully controlled small-scale minerals operations can be permitted where a direct enhancement of the National Park's built heritage resource would be facilitated through use of the most appropriate building/repair materials. This presents a significant range of threats to conservation and some amenity aspirations. However, in combination with other plan policies which ensure protection of the Park's special qualities the benefit to the built environment, the policy can be seen to deliver a pragmatic and sustainable approach.	1a, 2a, 2b, 4a, 4b, 4c, 4d, 5d, 9b. The development plan generally regards new minerals development as harmful to the National Park's special qualities. Policy seeks to accept but minimise such harm as a measure to ensure sustainable conservation of the historic built environment, but specific sustainability impacts are likely to arise.
DMMW8	This policy primarily seeks to ensure that where existing buildings and uses ancillary to the 'host' minerals operation cease, the secondary use will also cease and site and structures restored to agreed after-use standards. This is likely to have positive sustainability implications for the environmental conservation of the National Park but suggests sustainable uses of existing buildings and plant.	7a Sites pertinent to this policy are by definition previously used and will often include existing structures or buildings. Policy would generally preclude secondary uses or uses not closely associated with the 'host' minerals operation.