

Chew Valley Neighbourhood Plan Sustainability Appraisal

Introduction and Methodology

About this Report

The purpose of this scoping report is to identify the sustainability issues within the Chew Valley Neighbourhood Plan area and to set objectives for the Sustainability Appraisal of the Neighbourhood Plan that can be used to determine how the Neighbourhood Plan will address these issues.

Bath and North East Somerset have undertaken a Strategic Environmental Assessment (SEA) screening assessment for the Chew Valley Neighbourhood Plan. This report was the subject of consultation with Bath and North East Somerset (B&NES) Council, the Environment Agency, Natural England, and English Heritage.

Sustainable Development

Sustainable Development has been defined by the Government as 'a better quality of life for everyone, now and for generations to come'. It is about considering the long-term environmental, social and economic issues and impacts. A set of shared UK principles provide the guidance to achieve the purposes of sustainable development. These principles form the basis for policy in the UK:

- Living within environmental limits
- Ensuring a strong, healthy and just society
- Building a strong, stable and sustainable economy
- Promoting good governance
- Using sound science responsibly

The land use planning process is a key tool in the delivery of sustainable development. The Chew Valley Neighbourhood Plan, which is currently being prepared, will need to be in conformity with the Local Development Plan of B&NES, as it will (if passing examination and referendum) comprise part of a hierarchy of the development plan documents that make up the planning policy framework for the council area. The Neighbourhood Plan can help to achieve sustainable development in the parish, whilst at the same time helping to ensure that any adverse environmental impact is minimised.

Neighbourhood Plan Area

The Chew Valley neighbourhood plan encompasses the parishes Chew Magna, Chew Stoke, Compton Martin, East Harptree, Hinton Blewett, Ubley and West Harptree.



Neighbourhood Plan Scope and Main Objectives

The Localism Act introduced Neighbourhood Planning into the hierarchy of spatial planning in England, giving communities the right to shape their future development at a local level. On 26th March 2014, Chew Valley was successful with its application to become a Neighbourhood Planning area. The Chew Valley Neighbourhood Plan Area covers seven parishes, the parishes wished to work together to produce one comprehensive Neighbourhood Plan for the Chew Valley because all the parishes are of a very rural nature with common planning, transport, employment, educational and environmental needs. The plan is aimed at supporting development that the area wishes to see, that will enhance the area and meet local needs. The area has a very striking and distinctive landscape (some areas are in the Green Belt, some part of the Mendip AONB and some villages have Conservation Areas).

The Plan has been shaped by feedback and comments from residents and business users in the Plan Area. Much of the comment reflected how strongly residents valued the beautiful setting of their villages along with concerns about changes that development could bring. Census information and existing Parish Character Appraisals have also been used. The Plan is written in the belief that while it is good to develop, it is *essential* to ensure our neighbourhood develops in a controlled manner that is sympathetic and proportionate to existing settlements. Is it as sustainable as possible within the locality and is it mindful to the specific needs and requirements of a modern rural society today and for the future? Policies for guiding design character, dwelling type, and to minimise flood risk are included. The Plan aims to ensure that any development maintains or enhances the environment, is mindful to protect the very special wildlife and the rich biodiversity in the area and acknowledges the historic heritage of the area. The business policies aim at maintaining or growing local businesses and the local economy and the protection of valued assets and facilities that are seen as important to the sustainability of rural communities.

The Plan has been produced by the Chew Valley Neighbourhood Planning Steering Group, which includes members from all 7 Parish Councils, residents from all the parishes, one land owner and Ward Councillors. The Neighbourhood Plan does not include any site allocations.

Policies fall within two areas:

- Housing, Development and Environment
- Business and Facilities

There is a second part to The Plan which includes aspirations: non-land use issues that are important to residents.

Methodology

This report has been produced by Chew Valley Neighbourhood Planning Steering Group This Sustainability Appraisal has been based on the Steering Group gathering baseline environmental evidence, identifying key issues and problems and engaged with B&NES Council.

The methodology for this initial scoping stage of the Sustainability Appraisal was developed in accordance with the following guidance:

- *A Practical Guide to the Strategic Environmental Assessment (SEA) Directive* (ODPM, 2005)
- Planning Advisory Service (PAS) Sustainability Appraisal online guidance at: <http://www.pas.gov.uk/pas/core/page.do?pagelId=152450>

Government guidance outlines a five stage process for undertaking a SA:

- Stage A: Setting the context and objectives, establishing the baseline and deciding on the scope
- Stage B: Developing and refining alternatives and assessing effects
- Stage C: Preparing the SA
- Stage D: Consulting on the draft plan and the SA
- Stage E: Monitoring implementation of the plan

This scoping report is Stage A in above process and consists of five tasks:

Task A1: Identifying other relevant policies, plans and programmes and sustainable development objectives.
The development of the Neighbourhood Plan may be influenced by other plans or programmes and by external environmental objectives such as those laid down in policies or legislation. This stage outlines that policy context, ensuring compliance and highlighting any issues or constraints that may apply to Chew Valley Neighbourhood Plan.

Task A2: Collecting baseline information.

The description of the baseline environment and elements within it establishes information on the current context and highlights sensitive elements within the plan area. The information that has been collected is relevant to SEA objectives and is relevant to the characteristics of the plan to provide the evidence base against which its potential effects can be measured and assessed.

Task A3: Identifying sustainability issues and problems

Within each parish, certain sustainability issues are more significant than others, e.g. flooding. These issues will need to be highlighted as areas of concern within the sustainability appraisal. Issues are identified through:

- *The review of relevant regional and local plans and programmes.*
- *Identification of baseline characteristics.*
- *Sustainability issues known locally.*

The key sustainability issues have been divided into environmental, social and economic and set out in a table.

Task A4: Developing the SA framework.

The sustainability framework will be used during the next stage to test options and the draft Plan. The starting point for identifying a set of draft objectives specific to the parish are those objectives considered in the Sustainability Appraisal of the B&NES Core Strategy.

Task A5: Consulting on the scope of the Sustainability Appraisal.

This report will be sent to statutory consultees and others with an interest in sustainability issues. Feedback from the consultation will be considered and – where appropriate – taken on board in the ongoing SA process.

Policy Context (Task A1)

This section provides a summary of key relevant plans and programmes which could influence the Chew Valley Neighbourhood Plan.

The purpose of this Sustainability Appraisal is to ensure that the principles of sustainable development are incorporated into all levels of planning policy. The Chew Valley Neighbourhood Plan will sit within a hierarchy of national and local planning policies and will need to be in 'general conformity' with the local development plans. Therefore this scoping report does not propose to review all international, national and regional policies other than the National Planning Policy Framework (NPPF), as the Sustainability Appraisal of the B&NES Core Strategy reviewed all programme, policies, strategies and guidance that were taken into account in drafting these documents.

National Planning Policy Framework (NPPF)

The NPPF sets out a presumption in favour of sustainable development, so that it is clear that development which is sustainable can be approved without delay. Local and Neighbourhood Plan policies guide how this presumption will be applied at a local level, in line with 12 core planning principles. Of particular relevance to the seven parishes are direct references to rural economies and communities and also the continued importance placed on the protection of the Green Belt and AONB.

B&NES Local Plan 2007 – 2011

It contains "saved policies" applicable to Chew Valley Neighbourhood Plan that have been retained within B&NES Core Strategy: <http://www.bathnes.gov.uk/services/planning-and-building-control/planning-policy/placemaking-plan/placemaking-plan-pre#Submitted>

B&NES Core Strategy

The Core Strategy sets out the policy framework for the location and level of new housing and other development and is the key development plan document for the next 15-20 years. The B&NES Core Strategy was adopted in July 2014 and contains policies applicable to Chew Valley Neighbourhood Plan. For example, the seven parishes within the Plan Area are either:

- RA2: Compton Martin, East Harptree, Hinton Blewett, Ubley and West Harptree, or
- Villages washed over by Green Belt: Chew Magna and Chew Stoke

Draft Placemaking Plan

The B&NES Placemaking Plan (PMP) has been submitted to the Secretary of State for Communities and Local Government for approval with many of the policies in the PMP replacing previously saved policies in the 2007-11 Local Plan, some of which are new. Many are appropriate to Chew Valley Neighbourhood Plan where they have been replicated.

Biodiversity Action Plan (BAP)

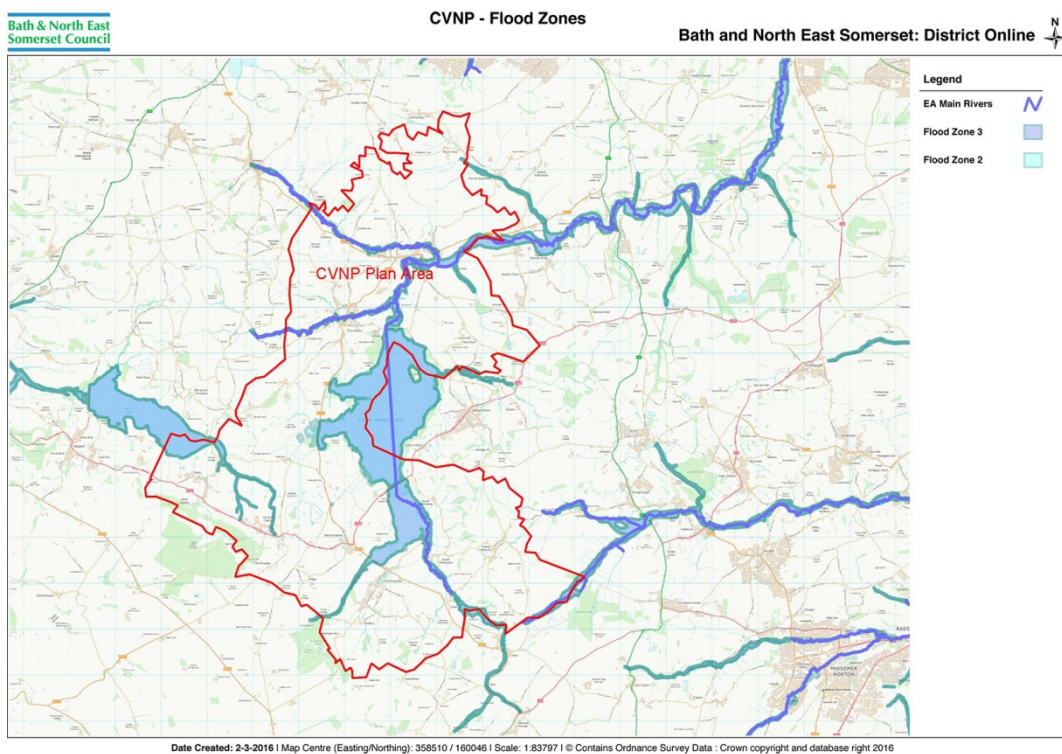
- WILDthings Biodiversity Action Plan for Bath and North East Somerset (2006)

The BAP is a strategic framework for the conservation and enhancement of habitats and species. The BAP includes a series of Habitat Action Plans each covering a priority habitat and species. There a number of sensitive habitats within the neighbourhood plan area including the Bath and Bradford upon Avon Bat SAC.

Flood Risk Assessment

The dominant flood risk in the area is fluvial; however parts are also prone to flooding from other means (ordinary water courses, groundwater and surface water). Map below shows the extent to which flood zones encroach into the area.

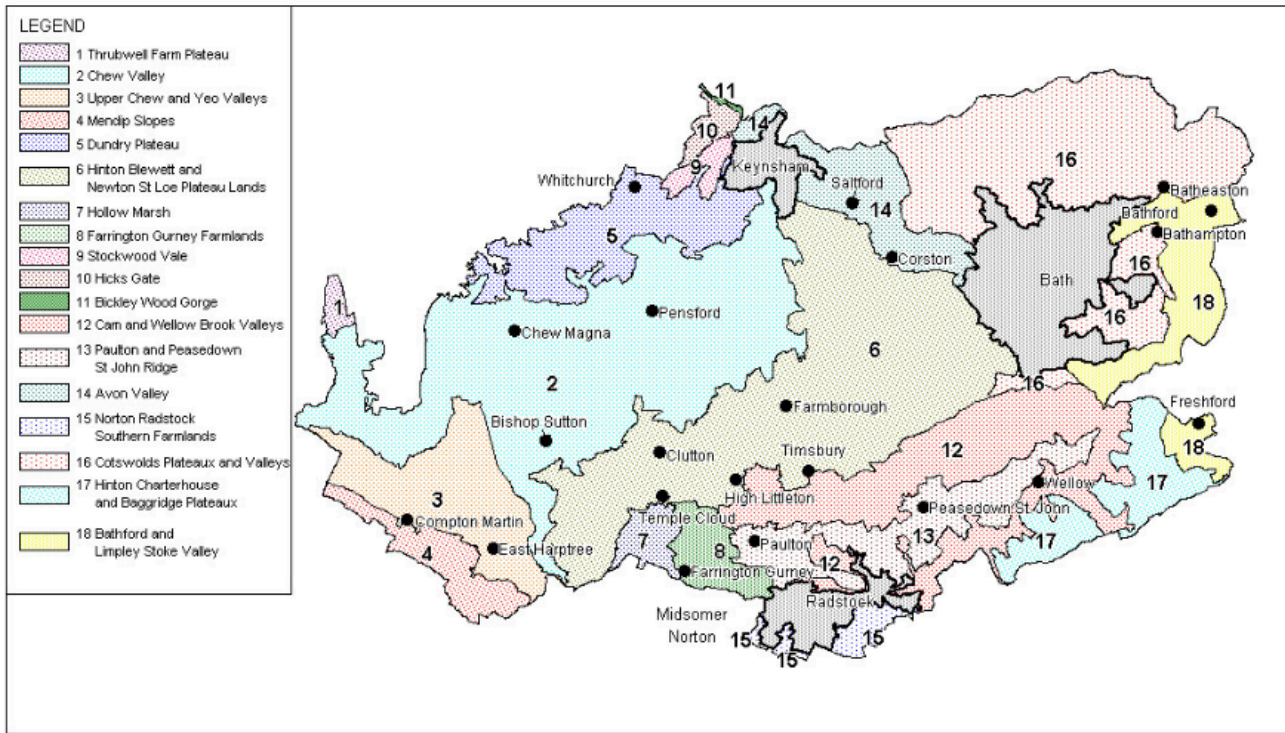
- The NPPF requires new development to be in sustainable locations at the least risk of flooding. Appropriate mitigation should be taken to ensure development stays safe, resilient to the impacts of flooding and does not increase the flood risk elsewhere.
- Bath and North East Somerset is a Lead Local Flood Authority. It has published Strategic Flood Risk Assessments, a Flood Risk Management Strategy (June 2010) and a Local Flood Risk Management Strategy (December 2015).



Landscape Character Assessment (LCA)

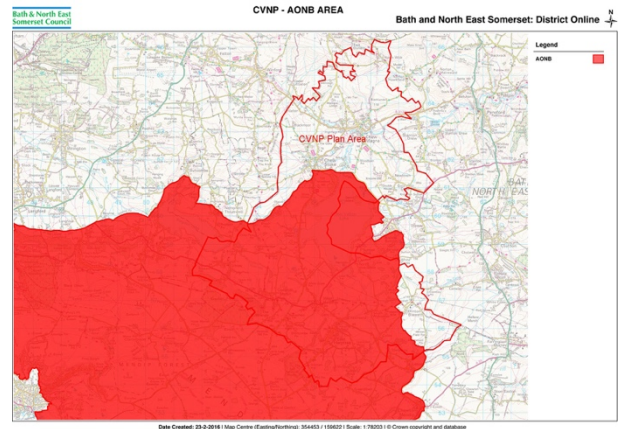
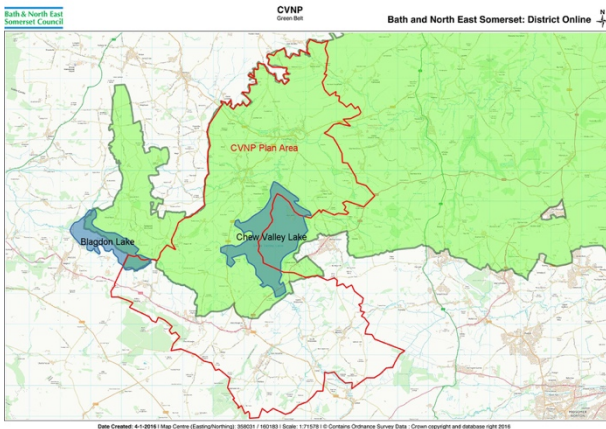
- Rural Landscapes of Bath North East Somerset LCA Supplementary Planning Document (2003).

The assessments identify and describe the component features and characteristics of the landscape, and guide the maintenance and enhancement of landscape character and local distinctiveness. The Neighbourhood Plan Area is set within a sensitive rural landscape. Information included in the assessments should be used to inform the location of sites for development and the type of development together with a reference for conservation and enhancement activities.



Green Belt and AONB

The plan has some parts within the Mendip Area of Outstanding Natural Beauty (AONB) and also falls within Bristol and Bath Green Belt. Both designations highlight the sensitive and outstanding nature of the setting. The AONB Management plan (and accompanying topic papers) highlights fundamental principles that should inform approaches to development in the parishes within this sensitive landscape.



Appendix 1 at the end of this report provides a summary of the local programmes, plans and other documents which influence the Neighbourhood Plan. Key objectives and indicators have been identified from the current and emerging Local Authority plans and other key plans. These have been incorporated into the sustainability framework and used to inform baseline data and the identification of key issues. Note that the policy context for the Chew Valley Neighbourhood Plan Sustainability Appraisal is not static. Therefore, as further relevant plans or programmes are developed, they should be reviewed and incorporated within the assessment at future stages of publication of this Sustainability Appraisal report.

Sustainability Context (Task A2)

A collection of information on environmental, social and economic characteristics of the parish is required to provide a basis for predicting and monitoring the effects of the policies of the Neighbourhood Plan. The topic areas considered by this scoping report encompass those required by sustainability appraisal guidance and SEA Regulations, and have been informed by the topics included in the Core Strategy Sustainability appraisals of the local authority.

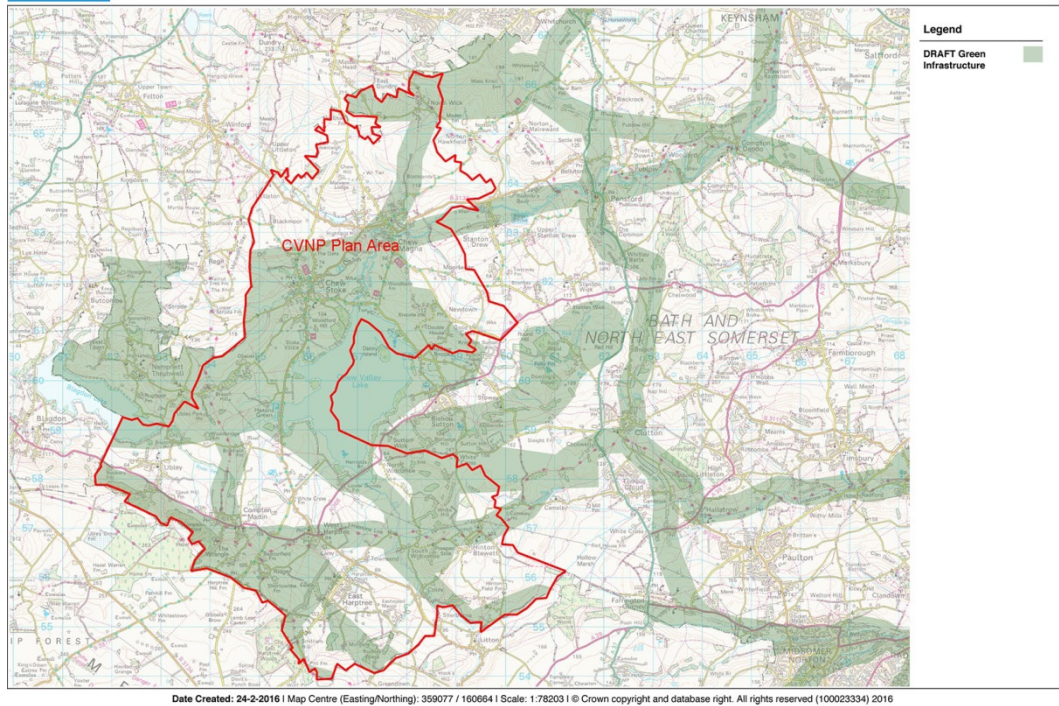
Table: Baseline Information Topics

Topic	SEA Regulation Topic	Sustainability Theme
Biodiversity	Biodiversity	Environmental
	Fauna	
	Flora	
Landscape	Landscape	
Heritage and Character	Cultural Heritage including architectural and archaeological heritage	
Water	Water	
Soil	Soil	
Climatic Factors	Climatic Factors	
Roads, Transport and Movement		Economic
The Local Population	Education and Employment	Social
	Health	
	Housing	
Air Quality	Transport	Environmental
Material Assets	Housing and Facilities	Social/Economic

Biodiversity

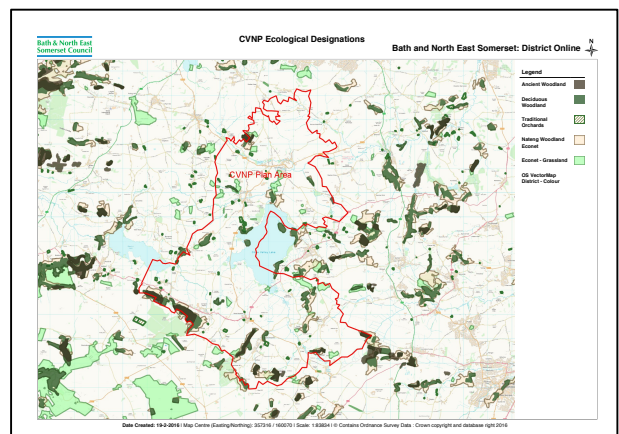
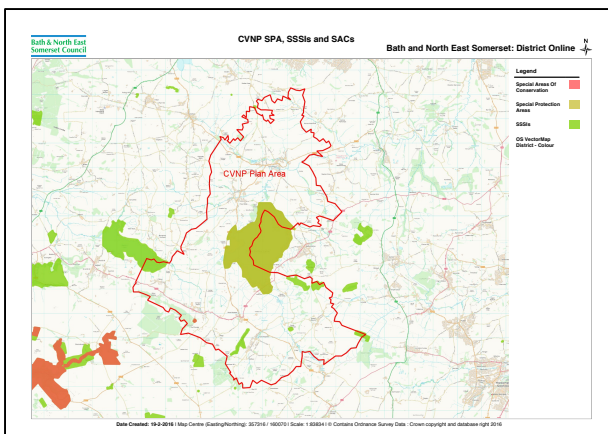
The Plan area supports a wide range of habitats and a diverse flora and fauna. Designations along with plans and programme that cover the area aim to provide protection and management to protect habitats. There is extensive green infrastructure coverage in the Plan Area.

The Chew Valley Neighbourhood Plan has been subject to an HRA Screening and all recommendations have been incorporated into the Draft Plan.



National, Regional and Local Priority Habitats

Chew Valley Lake is of international importance, designated as a Ramsar site (under the Ramsar Convention) and Special Protection Area (SPA) for migratory birds; and Blagdon Lake is a nationally important wetland site (designated as an SSSI). A number of semi-natural ancient woodlands are of national importance (designated as SSSIs), including Cleaves Wood and Long Dole Wood. There are also key areas of mixed habitats of national importance (designated as SSSIs) including Harptree Combe and Monkwood Valley. Occasional groups of old knarled apple trees indicate the remnants of old apple orchards.



At regional and local levels Biodiversity Action Plans (BAPs) provide a strategic framework for the conservation and enhancement of habitats and species. Strategic Nature Areas (SNAs) and priority habitats are identified to improve habitat networks and to sustain wildlife within them.

Chew Valley Neighbourhood Plan contains a number of sites known for protected species including owls (Barn owl), bats namely the Greater Horseshoe and Pipistrelle and birds of prey. Many species of water birds pass through on migration paths. A wide range of habitats and a diverse range of flora and fauna are in evidence across the area. Meadowlands are encouraged and promoted by Avon Wildlife Trust as these support many species including butterflies and moths. Grasslands are important as these provide a habitat for species which in turn support other endangered animals such as Bats and Barn owls.

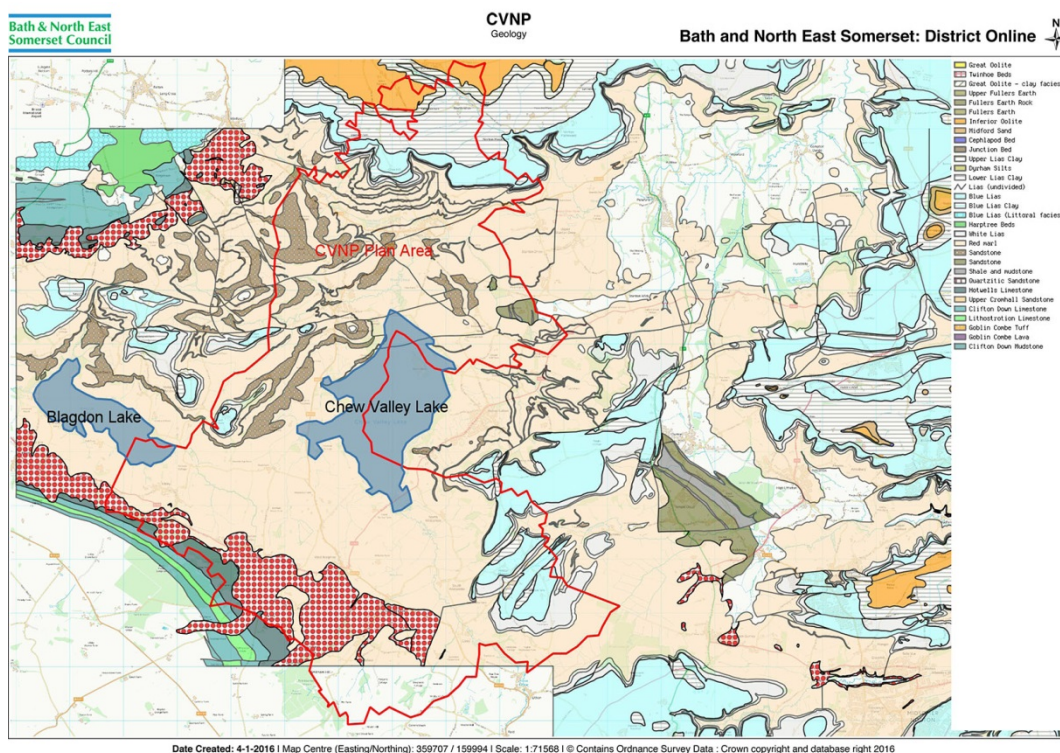
The plan area includes a number of important habitats, there are neutral grasslands such as those near North Hill Farm in Chew Stoke, ancient species rich hedgerows such as those at East Harptree and Hinton Blewett, and the standing waters of Blagdon and Chew Valley Lake.

Landscape Designations

Parts of the plan area sit within the Mendip Area of Outstanding Natural Beauty (AONB), other parts falls within the Bristol and Bath Green Belt. Both designations highlight the sensitive and outstanding nature of the setting of the Plan Area.

Landscape Character

The Chew Valley Plan Area includes small parts of the rather more extensive hill ranges of the Mendips and to a lesser extent Dundry Hills. Only a very small part of the overall area of the Mendip Hills lies within the area, a section of steep scarp slope between Ubley and Hinton Blewett, although the prominence of the slope and ridgeline is felt over a much wider area. Dundry Hill is an Oolitic Limestone outlier of the Cotswolds on the south eastern edge of Bristol, again only a very small part of the hill lies within the plan area to the north west of Chew Magna. However both these hillsides form a framework for the valley, from them there are there are some spectacular views over much of the area and most parts of the area have views bound by these hills.



There has only been a minimal growth in the settlements throughout the last centuries, the most substantial recent impact on the landscape has been the creation of Chew and Blagdon Lakes (in 1956 and 1904 respectively) which form a major features in the landscape.

The principal characteristic of the area is the gently undulating landform around the low lying River Chew. The tributary valleys of the River Chew and, in the extreme south west, tributaries of the River Yeo dissect the landscape leaving gentle hills. It is bounded by higher ground which includes the Dundry Plateau, the Mendip Hills and the Hinton Blewett and Newton St Loe Plateau Lands. The boundary generally follows the top of the scarp slopes.

The Parishes of **Compton Martin, East and West Harptree and Ubley** are part of both the Mendip Slopes landscape as well as the Upper Chew and Yeo Valley landscape area, both described in B&NES Rural Landscape document. The Mendip Slopes form the transition between the gently sloping landscape of the Chew and Yeo Valleys and the open landscape of the Mendip Hills plateau. The north east facing slope falls dramatically from the edge of the Mendip Hills and is moderate to steeply sloping, the bottom of the scarp slope joins with the characteristic local undulations of the Chew area. The southern boundary runs along the break of slope at the top of the scarp. The land is characteristically undulating with occasional rock outcrops. Rocky combs or gorges such as Compton Combe above Compton Martin and Harptree Combe near East Harptree typically incise the Mendip Slopes. The former is a dry valley and the latter is occupied by the Molly Brook. The steep slopes and incised valleys have given rise to significant woods or groups of trees, as at Harptree Hill, where cultivation was not possible. Many of the woods including Ubley Wood, Compton Wood, Harptree Combe, The Grove and Lady/Buckley Wood are ancient semi natural woods. They form prominent features viewed from the Chew Valley. The Mendip Slopes are visible over a wide area stretching northwards to the Dundry Hills and conversely they offer spectacular views over the Chew Valley. The landscape, however, has an unexpected intimate quality provided by the incised valleys or combs, the local undulations in the topography and the hedges and woodland blocks.

The Upper Chew and Yeo Valleys landscape is a flat or gently sloping area lying between the Mendip Slopes character area to the south and the Chew Valley character area to the north. It is about 50m at its lowest point near Blagdon Lake and about 100m at its highest where it rises to meet the spring line villages of **West Harptree, Compton Martin and Ubley**. The springs occur along the Dolomitic Conglomerate exposures. The area includes the tributaries and upper reaches of both the River Yeo, which flows westwards from **Compton Martin**, and the River Chew, which flows northwards from Coley. The boundary incorporates part of both Blagdon and Chew Valley Lakes. It then extends south eastwards to the area boundary at Coley taking in the villages of **East and West Harptree** at the foot of the northern Mendip slopes. The edges of the character area are generally at the point at which the valley sides become significantly steeper and at the shores of the two lakes.

The Parishes of **Chew Magna and Chew Stoke** sit at the southern end of the Chew Valley landscape area described in B&NES Rural Landscape document. The landscape of the Chew Valley is distinctive and generally harmonious. It results from the balance of hedges, trees and woodland within the enclosed farmland and from the 'well treed' setting of the settlements which are generally integrated well into the topography. This balance reflects the historical evolution of the landscape. Medium and small fields are generally bounded by hedges and occasionally by tree belts and woodland. The hedges generally contain a diverse range of species.

Hinton Blewett Parish falls within the Hinton Blewett and Newton St Loe plateau lands, to the east of the Chew Valley landscape area. It is a small Parish on a large scale undulating plateau and valley landform that is especially undulating in the west with distinctive rounded hills while in the east the incised valleys give rise to two distinctive wide ridgelines.

The plateau falls away steeply on the western edge to the River Chew with the views from the more elevated positions towards the Mendip Hills, the Bristol Channel and Wales. The area has an open aspect and is, to some extent, exposed and yet it is enclosed by the lanes and hedgerows around small fields. The whole area is surrounded by farmland, generally given over to pasture with mostly small fields, bounded by trees and hedgerows.

Through the whole of the Plan Area woodlands form an important component of the landscape and are particularly evident on the hills and slopes. There are many small woods giving the landscape a well wooded

appearance. The hedges are typically trimmed and mostly contain native trees. Mature oak, ash and sycamore trees are characteristic of the area with occasional groups of Scots pine particularly around the Chew Valley Lake.

The landscape is generally tranquil with the silence broken only by occasional tractors, local traffic, distant aircraft and farm animals. There are however less tranquil areas dictated by proximity to main routes.

Features for the whole Plan Area include:

- Low lying river valley
- Undulating hills
- Slowly permeable soils
- Mainly grassland with patches of arable land use
- Characteristic small regular fields of late medieval enclosure
- Less common irregular fields created on slopes by medieval enclosure of woodland
- Characteristic woodland on slopes and hillsides
- Patches of bracken on exposed slopes and in areas of rough grazing
- Main settlements often on lower slopes
- Farm buildings and settlements often nestled into the valley sides and often amongst trees
- Occasional smaller groups of more recent housing in more elevated locations
- Rich variety of traditional building materials reflecting availability of local stone local availability
- Extensive views across Chew and Yeo Valleys
- Tributary valleys have intimate character enclosed by hedges, trees and side slopes
- Sunken lanes
- Gentle to steeply sloping edge to the Mendip Hills with local undulations and rock outcrops
- Steeper slopes incised with minor valleys or combs which are often wooded

Tranquillity

The Mendip Hills AONB is important as its character and landscape contribute to the tranquillity of the area. The CPRE* has developed maps to show comparative tranquillity levels across England and the Plan Area is predominantly yellow or green, indicating relative tranquillity.

The Household Survey indicated that the most common factors attracting people to live in the area are the 'countryside' (69.1%) and 'peace/quiet' (62.4%). The tranquil nature of the area attracts people to live, work and visit the Chew Valley. Tranquillity is described by the CPRE as a 'quality of calm that people experience in places full of the sights and sounds of nature' which can be beneficial to health, wellbeing and quality of life. Tranquillity can be affected by intrusive sights and sounds of developments and human activity both during the day and night.

Our vision is for the tranquillity of the Neighbourhood Plan Area to continue and to be enhanced. We will do this by:

- Encouraging those living, working and visiting the area to value and respect the tranquillity.
- Helping current developments consider how they can minimise their impact on the tranquillity.
- Working with developers to ensure that developments are well-designed with potential impacts on tranquillity minimised to an acceptable level.

*CPRE <http://www.cpre.org.uk/>

Dark Skies

Light pollution can have a detrimental effect on the behaviour and welfare of animals, disrupt people's sleep, waste money and energy, adversely affect the visibility of the night sky and blur the distinction between urban and rural areas. Whilst Policy HDE15: Dark Skies applies mainly to new developments, our vision for dark skies (minimising light spilling/pollution) in the Neighbourhood Plan Area also extends to current buildings/developments and human activity.

We will do this by:

- (a) Developing initiatives towards addressing light pollution.
- (b) Encouraging residents and businesses to consider their own use of lighting and how light spillage can be minimised (e.g. security lights, outdoor night lights, safer and directional lights, hours of operation).
- (c) Continue to encourage the minimal use of lighting.
- (d) Further developing our understanding of the needs of wildlife (e.g. bats) in our area in relation to lighting

Heritage and Character

Some of the oldest known houses in the Plan Area date back to 14th century.

Chew Magna: Dumpers House. 15thC.

Chew Stoke: Manor Farm, Scott Lane, circa 1495.

Compton Martin: Moat Farmhouse previously Bickfield Manor with a great hall, once perhaps a Nunnery and still with a moat. Grade II.

East Harptree: Church House (now Waldegrave Arms public House). Late 15thC

Hinton Blewett: Church Cottage, part of which thought to have been an early church house. 14thC.

Ubley: Manor House, circa 1670.

West Harptree: Parsonage Farmhouse, parts of which date from the 1620s. Grade II.

The character of each of the seven parishes in the Plan Area is briefly outlined below. Full details of the character assessments are in Appendix 1 and 2 of the Plan.

Chew Magna: Chew Magna is the largest village in the Plan Area and can trace its roots back to Saxon times. Records from 1062 indicate that Edward the Confessor granted Chew Magna to his chaplain and made him Bishop of Wells. In 1086 *Chive* was documented in the Domesday Book which records five mills for grinding corn.

Chew Stoke: Chew Stoke is the site of a Romano-Celtic double-octagonal temple, possibly dedicated to the god Mercury. During the Middle Ages, farming was the most important activity in the area, and farming, both arable and dairy, continues today. There were also orchards producing fruits such as apples, pears, and plums. Evidence exists of lime kilns, used in the production of mortar for the construction of local churches. In the Domesday Book of 1086, Chew Stoke was listed as Chiwestoche.

Compton Martin: Compton Martin village is situated below the northern slopes of the Mendips Hills and overlooks the Chew Valley. In 1086 the village was known as 'Comtona', and this became Compton during the medieval period. In the reign of Henry I the Manor of Compton was inherited by Robert Fitz Martin who gave part of his name to the village

East Harptree: East Harptree parish includes East Harptree village and the hamlet of Coley. East Harptree parish is situated on the northern slopes of the Mendips Hill Area of Outstanding Natural Beauty overlooking the Chew Valley. It is stated that the name Harptree is from "hartreg", an old English word for a 'grey hollow'. The settlement is partly linear in form which is indicative of a medieval layout.

Hinton Blewett: Hinton Blewett parish includes the village of Hinton Blewett and the hamlets of Shortwood and South Widcombe. Hinton Blewett is situated in the '*Hinton Blewett and Newton St Loe Plateau Lands*' landscape character area.

In the Domesday Book, Hinton Blewett was known as '*Hantone*', meaning '*high enclosure*' in Old English. By the 14th century the village had become known as '*Henton Bluet*', after the Bluet family, who had been the lords of the manor. There has been a settlement in Hinton Blewett since at least the Neolithic period. The settlement is partly linear in form which is indicative of a medieval layout.

Ubley: Ubley parish is situated on the northern slopes of the Mendips Hill AONB overlooking the Chew Valley. The village is located on the A368 between the villages of Compton Martin and Blagdon. It is believed that the origin of the name "Ubley" was derived from a Romano British silver and lead mining settlement called 'veb-ley'. In the Domesday Book the village was recorded as being called 'Tubei' which is from the Old English 'tumb leah' which means which means 'the rolling meadow'.

West Harptree: West Harptree parish includes the village of West Harptree and the hamlets of Ridge, North Widcombe and part of South Widcombe. West Harptree parish is situated on the northern slopes of the Mendips Hill AONB overlooking the Chew Valley. West Harptree along with East Harptree village are collectively known as '*The Harptrees*'. It is believed that the origin of the name "*Harptree*" was derived from '*Herpetreu*' that means '*the military road by the wood*' from the old English '*herepoep*' and '*treow*'. There is evidence to suggest that the village of West Harptree has medieval origins, due to the shape of the existing fields with cross slopes and down slope field banks.

Listed Buildings, Scheduled Ancient Monuments and Archaeology in the Plan Area

(See page 11 of the Chew Valley Neighbourhood Plan)

Chew Magna

- | | |
|---|--|
| <ol style="list-style-type: none"> 1. The Rookey and attached walls: Grade: II 2. The Manor House (the Sacred Heart Convent High School): Grade: II* 3. Stable and attached wall about 30 metres north east of the Manor House: Grade: II 4. Elm farmhouse: Grade: II 5. Well head about 45 metres south west of Chew Court: Grade: II 6. Church of St Andrew: Grade: I 7. Unidentified monument in the churchyard about 8 metres south east of chancel of Church of St Andrew: Grade: II 8. Unidentified monument in the churchyard about 6 metres north of north aisle of Church of St Andrew: Grade: II 9. Edgell monument in the churchyard about 12 metres north west of north porch of Church of St Andrew: Grade: II 10. Raised pavement, steps and railings extending from the Old School Room about 100 metres to west: Grade: II 11. Dumpers Farmhouse: Grade II 12. Stable about 30 metres West of Harford House: Grade II 13. The Beeches: Grade II 14. Barle House: Grade II 15. The Sycamores: Grade II 16. Holly House: Grade II 17. Pitts Farmhouse: Grade II 18. Manor Farmhouse and attached gate piers: Grade II 19. Archways, Fisher Lodge: Grade II | <ol style="list-style-type: none"> 20. Tun Bridge over River Chew: Grade II 21. Old School Room: Grade II* 22. Churchyard cross in the churchyard about 38 metres south west of tower of church of St Andrews: Grade II 23. Unidentified monument in the churchyard about 34 metres south west of tower of church of St Andrews: Grade II 24. Unidentified monument in the churchyard about 6 metres north of north Aisle of church of St Andrews: Grade II 25. Fowlers monument in the churchyard about 23 metres south west of tower of church of St Andrews: Grade II 26. Gardener's Cottage: Grade II 27. Harford House: Grade 11 28. Walls, railings, gates and piers attached to front of the Beeches and enclosing forecourt: Grade II 29. Portugal House: Grade II 30. Milestone about 20 metres south of Westfield Farmhouse: Grade II 31. Raised pavement and steps extending about 200 metres from junction with the Chalks to Tun Bridge: Grade II 32. Baptist Chapel: Grade II 33. Crickback Bridge at ST573629: Grade II 34. Knole Hill Farmhouse: Grade II 35. Church House: Grade II 36. Tunbridge House: Grade II 37. Igbetti: Grade II 38. Acacia House, The Firs: Grade II |
|---|--|

39. Unidentified monument in the churchyard about 14 metres north of north Aisle of church of St Andrews: Grade II
40. Rookstone: Grade II
41. Lodge about 80metres south west of the Rookery: Grade II
42. Stable, attached wall and gate piers about 30 metres south east of the Manor House: Grade II
43. Chew Court: Grade II*
44. Group of 3 unidentified monuments in the churchyard about 25 metres south west of tower of church of St Andrews: Grade II
45. Malvern Lodge: Grade II
46. Gate piers and wall about 5 metres east of Church House: Grade II
47. Highfield House: Grade II
48. Tun Bridge: Scheduling
49. Churchyard cross in St Andrew's churchyard: Scheduling

Chew Stoke

1. Pagans Hill Farmhouse: Grade: II
2. Methodist Chapel: Grade: II
3. Old Rectory: Grade: II
4. Church Of St Andrew: Grade: II*
5. Webb monument in the churchyard about 10 metres south west of Church of St Andrew: Grade: II
6. Church Farmhouse: Grade: II
7. School Farmhouse: Grade: II
8. Rookery Farmhouse: Grade: II
9. North Hill Farmhouse: Grade: II
10. Milestone about 100 metres south west of Stoke ST558606: Grade: II
11. Base of cross shaft in the churchyard about 24 metres South West of tower of church of St Andrew: Grade II
12. Yew Tree Farmhouse: Grade II
13. Wallis Farmhouse: Grade II
14. Stable about 6 metres North East of Rookery Farmhouse: Grade II
15. Obelisk: Grade II
16. The Rectory: Grade II*
17. Overthrow, gates and piers at South East Entrance to churchyard of church of St Andrews: Grade II
18. Chew Stoke School: Grade II

Compton Martin

1. Combe Farmhouse: Grade: II
2. Coombe Lodge: Grade: II
3. Symes monument in the churchyard about 3 metres south of south aisle of Church of St Michael: Grade: II
4. Parsons Hill and Old Rectory and attached stable block: Grade: II
5. Moat Farmhouse: Grade: II
6. Highfield House: Grade: II
7. Earls Farmhouse: Grade: II
8. Unidentified monument and Crosse monument in the churchyard about 4 metres north of porch of St Michael's Church: Grade: II
9. King Walter monument in the churchyard about 3 metres south east of South Chapel of Church of St Michael: Grade: II

10. Church of St Michael and All Angels: Grade: I

East Harptree

1. Coley Court: Grade: II
2. Harptree Court: Grade: II
3. K6 Telephone Kiosk, East Harptree: Grade: II
4. Eastwood Manor Farm Steading: Grade: I
5. Aqueduct in Harptree Combe: Grade: II
6. Coley Cottage: Grade: II
7. Eastwood Manor: Grade: II
8. Bridge, 50 metres north of Harptree Court: Grade: II
9. Gatepiers to stable yard south west of Harptree Court: Grade: II
10. Eastwood Manor Farmhouse: Grade: II
11. Harptree House: Grade II
12. Sherborne: Grade II
13. Church Farmhouse and attached garden wall and gate piers: Grade II
14. Church of St Laurence: Grade II*
15. Gates and piers at Upper Lodge, North of Harptree Court: Grade II
16. Stile, 15 metres North West of Tower, Church of St Laurence: Grade II
17. Stile, 8 metres North East of Chancel, Church of St Laurence: Grade II
18. The Old Rectory: Grade II
19. Manor Farmhouse: Grade II
20. Gatepiers at Lower Lodge South East of Harptree Court: Grade II
21. Village Clock Tower: Grade II
22. Garden wall and gate piers at Coley Court: Grade II
23. Richmond Castle: Scheduling

Hinton Blewett

1. The Manor House: Grade: II
2. West House Farmhouse: Grade: II
3. Middle Road Farmhouse: Grade: II
4. K6 telephone kiosk: Grade: II
5. Church of St Margaret: Grade: I
6. The Old Rectory: Grade: II
7. Coley House: Grade II

West Harptree

1. Barn to North West of Gournay Court: Grade: II
2. Church of St Mary: Grade: II*
3. Tilley Manor Farmhouse: Grade: II
4. Gatepiers to boundary wall, south of Tilley Manor House: Grade:II
5. Parsonage Farmhouse: Grade: II
6. Gatepiers to west of Gournay Court: Grade: II
7. The Old Vicarage: Grade: II
8. Turnpike parish boundary marker at White Rose Cottage: Grade: II
9. Entrance gates and railings to north of Gournay Court: Grade: II
10. Gournay Court: Grade: II*
11. Large univallate hillfort with outworks 800m West of White Cross: Scheduling

Ubley

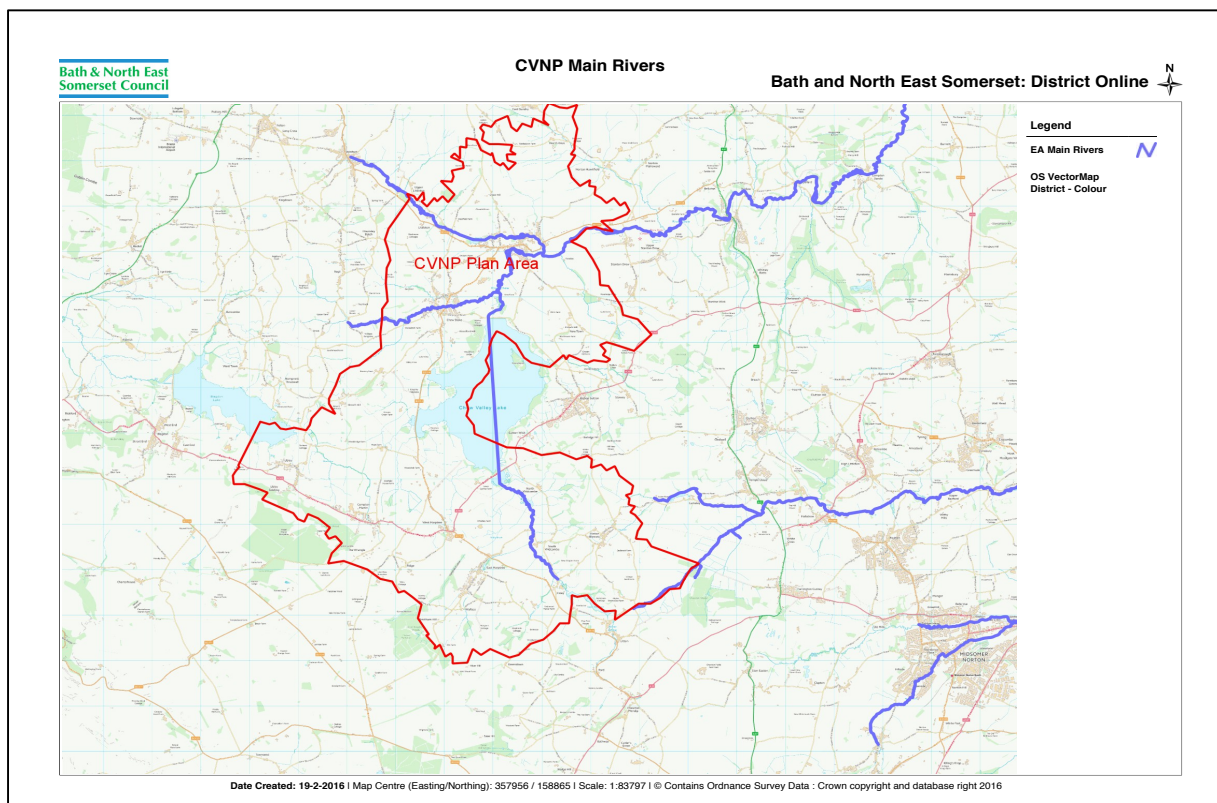
1. Methodist Church: Grade: II
2. Church of St Bartholomew: Grade: I
3. K6 telephone Kiosk, Ubley: Grade II
4. The Manor House: Grade II
5. Mendip View: Grade II
6. Ubley Manor House (remains of): Scheduling
7. Bowl barrow 365m South West of Ubley Warren Farm:

Scheduling

8. Bowl barrow 370m east of Ubley Hill Farmhouse: Scheduling
9. Bowl barrow 280m south East of Ubley Hill Farmhouse: Scheduling
10. Bowl barrow 220 south west of Ubley Hill Farmhouse: Scheduling

Water River systems and Waterways

The course of the RIVER CHEW connects 5 of the 7 parishes, meandering through Chew Magna, Chew Stoke, East Harptree, West Harptree and bordering Hinton Blewett. It is a small lowland water course rising in the Mendip Hills at Chewton Mendip (to the south east of the Plan Area). It meanders to the Plan Area, bolstered by other tributaries through East Harptree and ends its first phase as it enters Herriot's Pool, an Avon Wildlife Trust nature reserve, which in turn feeds the South West's largest reservoir - Chew Valley Lake.



From the lake the river flows on to Chew Magna where there is a confluence with the Winford Brook and then it heads onwards to discharging into the River Avon at Keynsham, midway between the cities of Bristol and Bath.

The River Chew is relatively shallow and slow-to medium flowing, periods of heavy rain can considerably swell the stream, at times causing major floods such as those experienced in 2012 and 1968. Bank and land erosion causes the river to take on a reddish-brown colour after heavy rain.

The Chew is contained by dams at Litton (near East Harptree) and Chew Stoke to create a total of 3 reservoirs, providing drinking water for the area covered by Bristol Water. The largest reservoir is within the Plan Area, Chew Valley Lake, which is a well-known fly fishing venue and one of the most important sites in the country for wintering wildfowl.

Winford Brook is contained by the small Chew Magna reservoir west of Chew Magna.

Hinton Blewett: Cam Brook rises just south of the settlement. It then joins the Wellow Brook at Midford to form Midford Brook before joining the River Avon close to the Dundas Aqueduct. Along its length are the remains of the Somerset Coal Canal which originally took its water from Cam brook, and serviced the Somerset coalfield.

There are a series of small watercourses in and around Ubley. Most are not named and are not always present, as with the extremes of the weather they appear and disappear (sink and issue). They are readily visible in times of heavy rain and are natural tributaries into the River Yeo.

THE RIVER YEO rises in Compton Martin and then flows north-west through the parish of Ubley to join Blagdon Lake at the Ubley Hatchery. The path the River Yeo is quite small but always flowing and can be quite strong with some flooding at the Lake end during the winter months.

Flooding

The area is known to have several parts prone to flooding, mainly fluvial. The catchment area of the river Chew is known as a rapid response catchment area, flood waters can rise (and fall) relatively fast if there is sudden heavy rainfall. Chew Valley and Blagdon Lake are both modern man made reservoirs in low lying land that was known previously for flooding. The EA have been very involved assisting with mitigation schemes in some of the villages. Major flooding occurred in Chew Magna during 2012 (and prior to that 1968), there is regular flooding of the road infrastructure at various points in The Area.

Comprehensive reports on flood management within the Chew Valley Neighbourhood Plan Area can be viewed at:

Bristol Avon Catchment Flood Management Plan:

https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/294182/Bristol_Avon_Catchment_Flood_Management_Plan.pdf

Chew Magna Flood Investigation Technical Report 2012:

http://www.bathnes.gov.uk/sites/default/files/sitedocuments/Environment/Countryside/2013s6940_-_chew_magna_flood_investigation_technical_report_final1.pdf

Chew Stoke Flood Investigation Report 2012:

http://www.bathnes.gov.uk/sites/default/files/sitedocuments/Environment/Countryside/2013s6940_-_chew_stoke_flood_investigation_report_final_report.pdf

Chew Magna PLP Evaluation 2012:

http://www.bathnes.gov.uk/sites/default/files/sitedocuments/Streets-and-Highway-Maintenance/Drains/2013s6940_-_chew_magna_plp_evaluation_final_report.pdf

Soils

There is a distinct change in the soil types within very short distances within the area surrounding the Chew Valley, based on the underlying geology. The predominant rock formations are Mercia Mudstones of the Triassic period and Dolomitic Conglomerate (found above the mudstones on the higher parts of the area) also of the Triassic period which takes the form of rock fragments mainly derived from older Carboniferous Limestone cemented together by lime and sand. These characterise the upper Chew region as far east as Coley, giving rise to soil types ranging predominantly from fairly neutral to quite acidic in character.

Carboniferous Limestone (a major influence on the characteristic form of the Mendips) extends a small amount into the area near East Harptree. Bands of Butcombe Sandstone of the Triassic period occur as outcrops within the Mercia Mudstones in the Chew Valley area. Outcrops of Lias Limestone from the Jurassic period occur to

the west of Chew Valley Lake. There are also more recent drift deposits on the lower parts of the area adjacent to the River Chew and the Chew Valley Lake.

There are two main soil types; the mudstones give rise to fertile silty clayey neutral to acid soils that are a dull dusky red colour because of their high iron content. The Dolomitic Conglomerate gives rise to thinner freely draining soils which are stony and can be slightly acidic on the surface. The soils over the drift deposits are similar to those derived from the mudstones but they have more silt and sand within the matrix which makes them more freely draining.

In contrast, the Plateau lands of Hinton Blewett, although only a mile from Coley, east of East Harptree, display predominantly alkaline soil types derived from the Lower Lias limestone beds of the Jurassic Period. Soils may be more neutral however wherever the Mercia Mudstones are seen to outcrop. This contrast in soil type over such a short distance directly correlates to the underlying bedrock, which in turn is portrayed quite dramatically in the distinct changes of topography within the region.

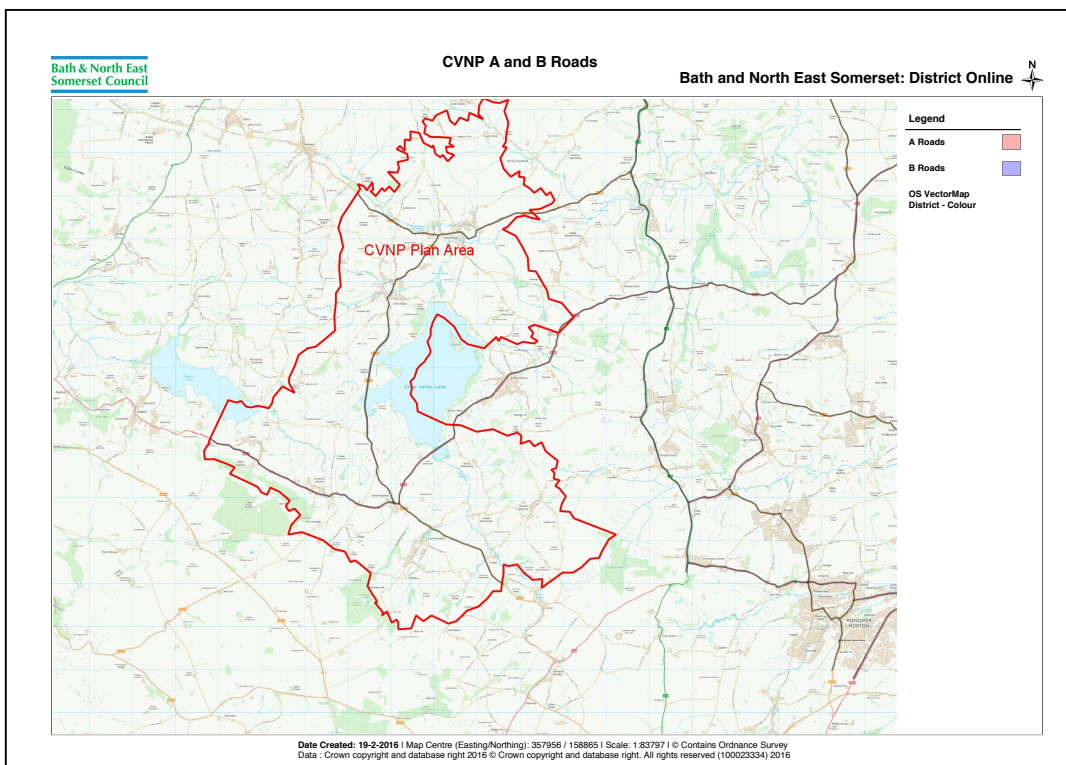
Climatic factors

It is now widely recognised that climate change is an inescapable fact and that its causes and consequences must be addressed. Climate change measures are planned for at a local, national and international level. B&NES have highlighted the need to encourage lower electricity and gas consumption in light of evidence to indicate that national and international carbon reduction targets are not being met at a local level.

Roads, Transport and Movement

- Road Network

The area is served by a dense network of mainly minor routes. The only major road is the A368. Several parishes have medieval, partially sunken lanes and hedges that are judged of historic significance. This includes medieval grade 1 status hedging which should be conserved.



• **Public Transport**

Current bus services are limited both in terms of journeys and the times of services making commuting to Bath impossible and commuting to Bristol and other potential employment places limited to all intents and purposes to just a single service each way, per day.

683 TO WELLS

Somersbus		683		683	
Tue	Fri	Tue	Fri	Tue	Fri
Keynsham, Courtenay Road	0905	Wells Bus Station	1210	Tue	1258
Keynsham, Ship Inn	0914	Green Ore, Hilgrove Farm	1306		
Keynsham, Cherry Tree Close	0921	Priddy, Hunters Lodge	1311		
Stanton Drew, Round House	0934	Priddy, The New Inn	1314		
Chew Magna, Post Office	0938	Priddy, Caravan Park	1316		
Chew Stoke, New Bridge	0942	Priddy, Castle of Comfort	1323		
Compton Martin, Post Office	0951	Charterhouse, Paywell Farm	1331		
Ubley Church	0956	Blagdon, Seymour Arms	1339		
Blagdon, Score Lane	1002c	Blagdon, Score Lane	1345c		
Blagdon, Seymour Arms	1034	Ubley Church	1349		
Charterhouse, Paywell Farm	1039	Compton Martin, Post Office	1354		
Priddy, Castle of Comfort	1040	Chew Stoke, New Bridge	1402		
Priddy, Caravan Park	1027	Chew Magna, Post Office	1406		
Priddy, The New Inn	1029	Stanton Drew, Round House	1410		
Priddy, Hunters Lodge	1032	Keynsham, Cherry Tree Close	1423		
Green Ore, Hilgrove Farm	1037	Keynsham, Peacocks	1429		
Wells Bus Station	1042	Keynsham, Courtenay Road	1440		

128 Clevedon

134 Weston Super Mare

135 Weston Super Mare

Citistar		134		128		135	
Tue	Fri	Tue	Fri	Tue	Fri	Tue	Fri
Bishop Sutton, Red Lion	0912	0915	---	---	---	---	---
Stanton Drew, Post Office	0920	---	---	---	---	---	---
Chew Magna, Post Office	0925	---	---	---	---	---	---
Chew Stoke, Salway Close	0930	---	---	---	---	---	---
East Harptree, The Clock	0940	---	---	---	---	---	---
West Harptree, The Crown	0945	0920	0910	Locking, Helicopter Museum	1312	---	1402
Compton Martin, Post Office	0950	0915	0908	Congresbury	1320	---	1412
Ubley Sawmills	0952	0925	0915	Churchill Gate	1330	---	1420
Blagdon	1000c	0930	0920	Blagdon	1345c	---	1430
Churchill Gate	1010	0941	0928	Ubley Sawmills	1349	---	1442
Banwell	1020	0938	0930	Compton Martin, Post Office	1353	---	1445
Locking, Helicopter Museum	1027	---	0944	West Harptree, The Crown	1356	---	1447
Weston super Mare, High St	1039	---	0956	East Harptree, The Clock	1401	---	1451
Congresbury	0949	---	0949	Chew Stoke, Salway Close	1404	---	---
Yatton	---	0954	---	Chew Magna, Post Office	1408	---	---
Clevedon	---	1004	---	Stanton Drew, Post Office	1413	---	---
Nailsea	---	1015	---	Bishop Sutton, Red Lion	1420	---	---

€ - 683 and 134 services connect at Blagdon, Score Lane. f - on request
 Tue, Thu & Fri - Tuesdays, Thursdays and Fridays only
 Service 683 is operated with financial support from Bath & North East Somerset Council.
 Service 128 & 135 are operated with financial support from North Somerset Council.

COMMUNITY TRANSPORT

Midsomer Norton & Radstock Dial-a-Ride
 The Dial-a-Ride offers a door to door service in the Chew Valley using vehicles specially adapted for wheelchair access. The service operates between 0800 and 1600, Monday to Friday (except Bank Holidays). Anyone living in the Bath and North East Somerset area can use this service - please call 01761 417504 between 0930 and 1500 to discuss your transport needs.

Chew Valley Community Transport
 Chew Valley Community Transport was set up in 2010. Its primary aim is to facilitate transport by car to medical appointments locally and to hospitals and clinics further away. In addition, it provides transport to lunch clubs and social activities for wheelchair-bound people and small groups in an accessible minibus. It has over 20 volunteers and a growing number of users. New volunteers are always welcome. For more information, please ring 01275 333430.

CHEW VALLEY

FURTHER INFORMATION

traveline
 0871 200 2233
www.traveline.info

BT callers charged 10p per minute plus 6p set up fee per call.
 Mobile and other providers charges vary

For fares and lost property enquiries, please contact the relevant bus operator.
 Abus 01179 710251 www.abus.co.uk
 Bath & North East Somerset Council 01225 313411 www.bathnes.gov.uk
 Bugler Coaches 01225 444422 www.buglercoaches.co.uk
 Citistar 01761 490760 www.citistar.co.uk
 Somersbus 01761 415456 www.somersbus.co.uk

For comments and suggestions please telephone:
 Bath & North East Somerset Council,
 Council Connect 01225 39 40 41
 Email: councilconnect@bathnes.gov.uk

This leaflet is produced with funding from the West of England Local Sustainable Transport Fund

The information in this publication is correct at time of printing (Aug 2014). Bus operators may alter their services at short notice and Bath & North East Somerset Council cannot accept responsibility for any inaccuracies nor is it responsible for any loss, damage or inconvenience caused as a result.

Bath & North East Somerset Council

For further information on travel in the West of England
travelwest
www.travelwest.info

From September 2014

67 Abus

672 Bugler Coaches

TO BRISTOL		TO BRISTOL		TO BRISTOL		TO BRISTOL		TO BRISTOL		TO BRISTOL	
MS	MF	MS	MS	MS	MS	MS	MS	MS	MS	MS	MS
Blagdon, Seymour Arms	0653	---	0930	1220	1545a	---	---	---	---	---	---
Ubley, Saw Mills	0657	---	0934	1224	---	---	---	---	---	---	---
Compton Martin, Post Office	0700	---	0936	1226	---	---	---	---	---	---	---
West Harptree, The Crown	0702	0908	0938	1228	---	---	---	---	---	---	---
East Harptree, The Clock	0705	---	0942	1232	---	---	---	---	---	---	---
Bishop Sutton, Red Lion	0715	0914	0951	1241	---	---	---	---	---	---	---
Chew Stoke, Wallycourt Road	0722	0920	---	---	---	---	---	---	---	---	---
Stanton Drew, Druids Arms	0727	0920	1002	1252	---	---	---	---	---	---	---
Chew Magna, Post Office	0731	0922b	1005	1255	---	---	---	---	---	---	---
Chew Stoke, Salway Close	0740	---	1014	1304	---	---	---	---	---	---	---
Dundry Church	0849	0750	---	1022	1312	---	---	---	---	---	---
Bedminster Down, Kings Head	0892	---	1030	1320	---	---	---	---	---	---	---
Bedminster, Bedminster Parade	---	0837	---	---	---	---	---	---	---	---	---
Whitchurch, Sleep Lane	0809	1007	1037	1327	---	---	---	---	---	---	---
Temple Meads, Temple Gate	0817	1015	1043	1333	1624	---	---	---	---	---	---
Bristol, Colston Avenue	0821	1017	1046	1336	1627	---	---	---	---	---	---
Bristol, Lewins Mead	---	---	---	---	---	---	---	---	---	---	---

640 TO KEYNSHAM

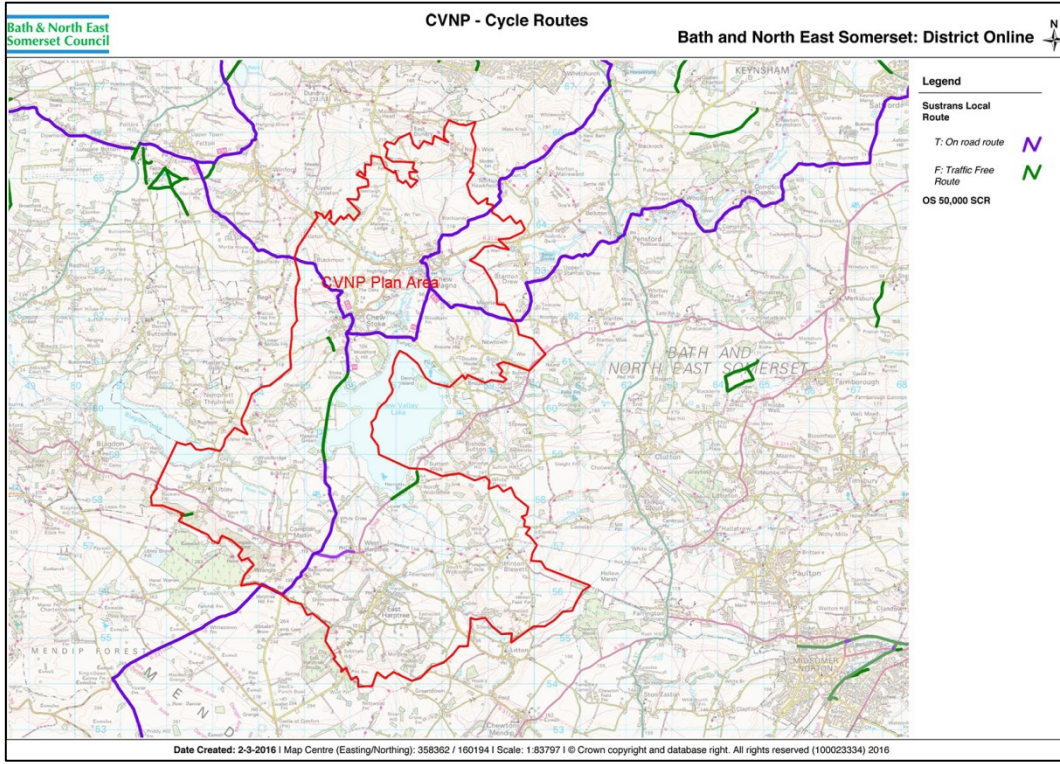
Somersbus		752 TO BATH <th colspan="2">Bath & North East Somerset</th> <th colspan="2">754 TO RADSTOCK <th colspan="2">Bath & North East Somerset</th> </th>		Bath & North East Somerset		754 TO RADSTOCK <th colspan="2">Bath & North East Somerset</th>		Bath & North East Somerset	
Fri	Fri	Fri	Wed	Wed	Wed	Mon	Mon	Mon	Mon
Bishop Sutton, Woodcroft	0924	Keynsham, Ashton Way	1240	Hinton Blewett, Ring O Bells	0915	Bath, Grand Parade	1345	Hinton Blewett, Ring O Bells	0909
Bishop Sutton, Red Lion	0925	Queen Charlton, Tim	1246	Bishop Sutton, Woodcroft	0924	Bath, Bus Station	1350	Bishop Sutton, Post Office	0915
Chew Stoke, Salway Close	0930	Queen Charlton, Tim	1249	Chew Stoke, Wallycourt Road	0930	Coston, Church	1402	West Harptree, Cozen	0930
Chew Magna, Post Office	0935	Compton Dando	1255	Chew Magna, Post Office	0935	Marksbury Church	1406	Fannington Gurney, Garage	0930
Stanton Drew, Roundhouse	0938	Stanton Drew, Roundhouse	1257	Chewwood	0939	Chewwood	1409	Ubley Church	0935
Stanton Drew, Druids Arms	0940	Publow, Church	1301	Penford, Bridge	0944	Penford, Bridge	1413	Compton Martin, Post Office	0923
Stanton Wick, Tim	0945	Penford, Publow Lane	1304	Chelwood	0946	Stanton Drew, Roundhouse	1417	Chew Stoke, Bullythorn Road	0949
Publow Church	0952	Stanton Wick, Tim	1310	Marksbury Church	0953	Chew Magna, Post Office	1420	Chew Magna, Post Office	0940
Woodland, Paradise Row	0957	Stanton Drew, Druids Arms	1315	Coston, Church	0958	Chew Stoke, Wallycourt Road	1425	Stanton Drew, Druids Arms	0945
Compton Dando	1001	Stanton Drew, Roundhouse	1317	Bath, Bus Station	1012	Bishop Sutton, Woodcroft	1431	Ubley Church	0953
Chewton Keynsham	1005	Chew Stoke, Salway Close	1325	Bath, Grand Parade	1015	Hinton Blewett, Ring O Bells	1440	Ubley Church	0959
Queen Charlton, Tim	1003	Bishop Sutton, Red Lion	1330	Services 67, 69, 672, 752 and 754 are operated with financial support from Bath & North East Somerset Council.	---	Hinton Blewett, Ring O Bells	1440	Fannington Gurney, Garage	1002
Keynsham, Ashton Way	1015	Bishop Sutton, Woodcroft	1331	---	---	---	---	West Harptree, Cozen	1004
---	---	---	---	---	---	---	---	Stanton Drew, Post Office	1012
---	---	---	---	---	---	---	---	Bishop Sutton, Post Office	1012
---	---	---	---	---	---	---	---	Hinton Blewett, Ring O Bells	1019
---	---	---	---	---	---	---	---	Radstock, Victoria Hall	1019

Chew Valley bus route map

a - runs non-stop between Colston Avenue and Blagdon via A38 (tickets available to places on the return journey)
 b - time at Colston Avenue, stop Cd
 c - time at Temple Gate, stop T1
 d - stops on opposite side to 672
 e - continues to Hinton Blewett by request only
 MF - Mondays to Fridays (except Public Holidays)
 MS - Mondays to Saturdays (except Public Holidays)
 Mon - Mondays (except Public Holidays)
 Wed - Wednesdays
 Fri - Fridays (except Good Friday)

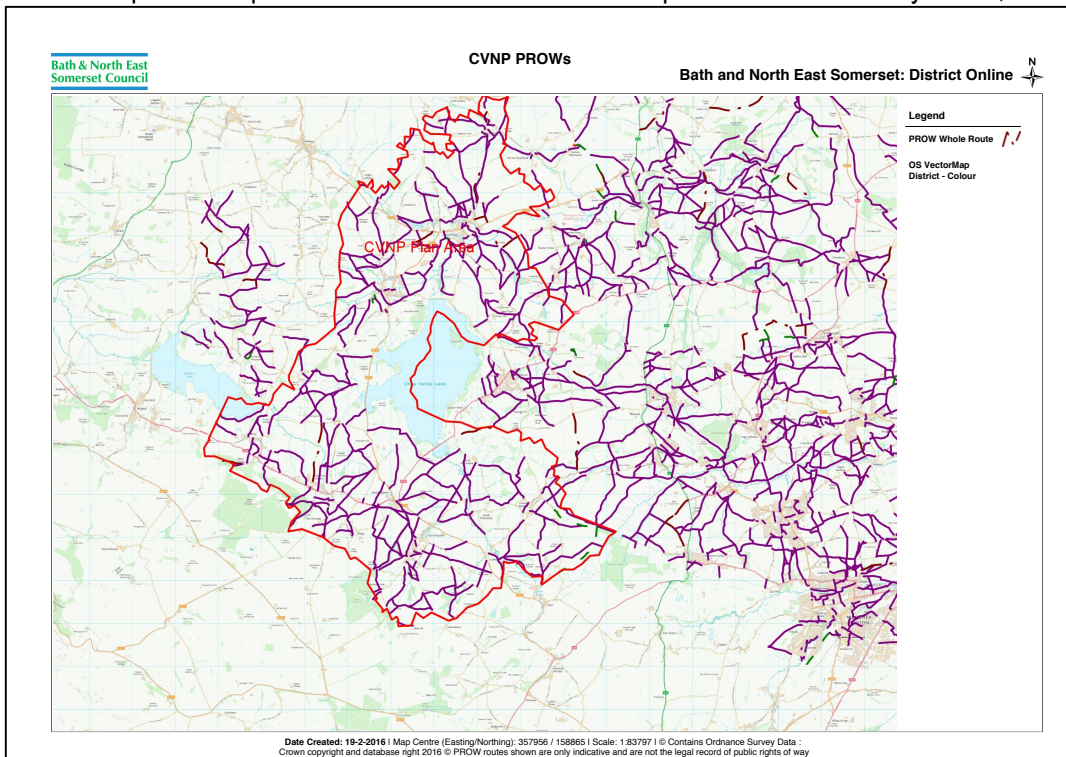
- Cycle

There are some main cycle routes through the area that predominantly follow sunken lakes and single track roads.



- Walking

Numerous public footpaths criss-cross the area. The footpaths are well used by locals, ramblers and tourists.



The Local Population – facts and characteristics (Census 2011)

Population											
Population	Chew Magna	Chew Stoke	Compton Martin	East Harptree	Hinton Blewett	Ubley	West Harptree	CVNP Area		B&NES	
								%		%	
Total usually resident population	1,149	991	508	644	308	331	439	4,370	100.00	176,016	100.00
Total males	562	499	241	320	143	161	218	2144	49.06	86,072	48.90
Total females	587	492	267	324	165	170	221	2226	50.94	89,944	51.10
Age 0-4	48	64	25	29	19	12	28	225	5.15	9,238	5.20
Age 5-9	47	52	20	38	10	25	15	207	4.74	8,700	4.90
Age 10-15	85	78	39	46	28	25	38	339	7.76	11,639	6.60
Age 16-24	95	90	38	51	35	28	32	369	8.44	27,206	15.50
Age 25-44	191	192	109	105	60	48	86	791	18.10	42,541	24.20
Age 45-64	350	315	151	246	98	123	155	1438	32.91	44,875	25.50
Age 65-74	188	120	74	72	37	45	56	592	13.55	15,928	9.00
Age 75 and over	145	80	52	57	21	25	29	409	9.36	15,889	9.00

When measured against national statistics none of the parishes are within deprived areas (The information available relates to the neighbourhood level statistics or 'Lower Layer Super Output Areas' (LSOAs). However not all residents necessarily enjoy the same levels of prosperity, health and access to housing and services. Source: www.neighbourhood.statistics.gov.uk

Health

The area has two doctors' surgeries, one in Chew Stoke and another in West Harptree. There is also a Pharmacy in Chew Magna.

Housing

The area comprises of rural settlements that are either covered by policy RA2 or covered by NPPF Green Belt policy, as such development has been limited in the area. In the Green Belt villages it has been limited to infilling or redevelopment within the housing development boundary in accordance with the National Planning Policy Framework. In the RA2 villages, sites for a small amount of development (10-15 dwellings) have been identified via the B&NES Placemaking Plan process.

Education and Employment

There are small primary schools in the following parishes, Chew Magna, Chew Stoke, East Harptree and Ubley.

There is one senior school in the plan area: Chew Valley School. This is located in the Chew Stoke; the catchment area for the school extends beyond the plan area. Chew Valley School is also the largest employer in the plan area and the only large employer (i.e. with over 30 employees).

The majority of residents in the area that are in employment commute out of the Chew Valley to their place of work*.

Employment in our 7 Parishes is characterised by lots of small independent businesses (i.e. less than 10 employees) in predominantly agriculture, retail, health, education, construction and tourism sectors with an unusually high proportion of self-employed people working from home (over 14.7% of the residents in the Chew Valley are home workers, which is almost double that of the B&NES average at 7.7% and well over the national average of 5.4%*).

Employment within the Chew Valley in agricultural land and farms is an important part of the local economy (agricultural employment within the Chew Valley is 3.7% - 5 to 6 times higher than the B&NES average of 0.7% and national average of 0.9%).

* 2011 Census.

Population

Population										
Population	CVNP Area	Chew Magna	Chew Stoke	Compton Martin	East Harptree	Hinton Blewett	Ubley	West Harptree	B&NES	England & Wales
Total usually resident population [1]	4,370	1,149	991	508	644	308	331	439	176,016	100
Identity										
Ethnic Group	CVNP Area	Chew Magna	Chew Stoke	Compton Martin	East Harptree	Hinton Blewett	Ubley	West Harptree	B&NES	England & Wales
White Total	4,314	1,141	977	497	643	308	327	421	166,473	86
Black and Minority Ethnic Group Total	56	8	14	11	1	0	4	18	9,543	14
Health and Care										
Limiting long-term illness [4]	CVNP Area	Chew Magna	Chew Stoke	Compton Martin	East Harptree	Hinton Blewett	Ubley	West Harptree	B&NES	England & Wales
Limiting long-term illness	821	230	176	116	120	46	52	81	40,000	
Economic Activity										
Economic Activity	CVNP Area	Chew Magna	Chew Stoke	Compton Martin	East Harptree	Hinton Blewett	Ubley	West Harptree	B&NES	England & Wales
Total number of people aged 16 to 74	3,190	824	717	372	474	230	244	329	130,550	100
Total Economically active aged 16 to 74 [6]	2,223	563	501	258	339	165	165	232	89,752	69.7
Total Economically inactive aged 16 to 74 [7]	967	261	216	114	135	65	79	97	40,798	30.3
Unemployment	45	11	8	4	9	8	3	2	3,548	
Total Unemployed aged 16 to 74	45	11	8	4	9	8	3	2	3,548	100
Qualifications [8]										
Total number of people aged 16 and over	3,599	969	797	424	531	251	269	358	#####	100
People in Employment										
Travel to Work	CVNP Area	Chew Magna	Chew Stoke	Compton Martin	East Harptree	Hinton Blewett	Ubley	West Harptree	B&NES	England & Wales
Total number of people aged 16 to 74 in employment	2,169	549	493	252	329	155	162	229	84,858	100
Total number of people aged 16 to 74 in employment	2,169	549	493	252	329	155	162	229	84,858	100
Industry										
Total number of people aged 16 to 74 in employment	2,169	549	493	252	329	155	162	229	84,858	100
National Statistics Socio-Economic Classification										
Total number of people aged 16 to 74	3,190	824	717	372	474	230	244	329	130,550	100
Housing and Accommodation										
Total number of dwellings [9]	CVNP Area	Chew Magna	Chew Stoke	Compton Martin	East Harptree	Hinton Blewett	Ubley	West Harptree	B&NES	England & Wales
Total number of dwellings [9]	1,846	507	387	226	274	117	143	192	75,931	100
Total number of household spaces	1,852	507	391	228	274	117	143	192	76,304	100
All households [10]	1,770	474	383	214	267	113	134	185	73,515	100
Household Composition										
All households	1,770	474	383	214	267	113	134	185	73,515	100

Protecting Significant Facilities

Facilities such as pubs, shops and car parks as well as community meeting places, as listed in the Rural Facilities Audit 2014, are shown on the map in support of Policy BF3b, page 50 of the Plan.

Key Environmental and Sustainability Issues (Task A3)

Within the Area, certain sustainability issues are more significant than others, e.g. lack of transport or limited broadband which has an impact on all the parishes. These issues have been highlighted as areas of concern within the Sustainability Appraisal. Issues are identified through:

- the review of relevant regional and local plans and programmes
- identification of baseline characteristics
- local knowledge

Key Issues

There were a number of sustainability issues and challenges facing the Plan Area. While the Plan Area offers a high quality environment for those who live, work and visit the area, the Neighbourhood Plan has sought to manage and resolve those issues in order to achieve sensitive development that meets environmental, social and economic needs of the parishes. The absence of a Neighbourhood Plan (and as a consequence a lack of vision and strategy for land use in the parishes), would have resulted in fewer opportunities to address the issues and challenges facing the parishes in a co-ordinated way. Early engagement with the community in setting out the Plan sought to establish what the community felt about the Chew Valley, enabling feedback on both their likes and dislikes in the Plan Area to be incorporated into the Neighbourhood Plan.

The list of sustainability issues and baseline environmental information set out in this report, along with the framework from the Core Strategy from the local authority, together with other plans, has been used to formulate the sustainability objectives which form the basis of the Sustainability Framework. The draft framework for Chew Valley Neighbourhood Plan is set out below.

Objectives are listed on the left and in a right hand column explains how the objective may be applied to the Neighbourhood Plan.

Developing the SA framework (Task A4)

The sustainability framework was used during the stage to test options and the draft Plan. The starting point for identifying a set of draft objectives specific to the parish are those objectives considered in the Sustainability Appraisal of the B&NES Core Strategy.

B&NES SA Objectives	X	X X	0	✓	✓ ✓	Supporting Evidence
Objective 1: Improve the health and well-being of all communities					✓ ✓	<p>Yes.</p> <p>Policy HDE10 aims to increase community involvement and cohesion.</p> <p>Policy HDE11b will encourage more people to move into the parish which will contribute to a more vibrant and cohesive community.</p>
Objective 2: Meet identified needs for sufficient, high quality and affordable housing					✓ ✓	<p>Yes.</p> <p>Policy HDE5a - seeks to support housing through reusing existing buildings and conversions in line with the NPPF.</p>
Objective 3: Promote stronger more vibrant and cohesive communities and reduce anti-social behaviour, crime and the fear of crime					✓ ✓	<p>Yes.</p> <p>Policy BF3 and 4 are all aimed at ensuring facilities that are important to the community facilities are maintained. This will help support civic, cultural, recreational and community functions.</p> <p>Policy BF5 – very specifically aims to support the provision of a significant new facility.</p>
Objective 4: Build a strong, competitive economy and enable local businesses to prosper					✓ ✓	<p>Yes</p> <p>Policies BS1, 2 and 3 – seek to protect important small businesses and to enable diversification to new business areas.</p> <p>Policy BF8 – seeks to ensure that suitable broadband is available to encourage businesses to stay or move to the area.</p> <p>Policy BF6 – aims to help maintain the vibrancy of the businesses in the centre of Chew Magna.</p>
Objective 5: Ensure everyone has access to high quality and affordable public transport and promote cycling and walking				✓		<p>Yes</p> <p>The facilities, services and amenities section of the plan has the intention to encourage widespread use of the local bus service.</p> <p>The Neighbourhood Plan Aspirations A1 and A2 have the intention of supporting a scheme to connect outwardly via public transport and inwardly via a path around the Chew Valley Lake.</p>
Objective 6: Protect and enhance local distinctiveness					✓ ✓	<p>Yes</p> <p>Policies HDE1, 3 and 4 – seek to ensure future development will not have a negative impact on the rural setting of the area.</p>

B&NES SA Objectives	X	X X	0	✓	✓ ✓	Supporting Evidence
Objective 7: Protect and enhance the district's historic, environmental and cultural assets					✓ ✓	<p>Yes.</p> <p>Policy HDE2 – seeks to ensure future development will be in keeping with the local character of each Parish.</p> <p>The plan makes reference to both the Green Belt and the Mendip Hills AONB.</p> <p>Policies HDE12a and 12b – seek to protect and enhance their existing ancient hedgerows and trees within the area.</p>
Objective 8: Encourage and protect habitats and biodiversity (taking account of climate change)					✓ ✓	<p>Yes</p> <p>Policies HDE13, 14a, 14b and 15 – seek to protect and enhance the biodiversity of the area and to protect European sites for bats and other important species.</p>
Objective 9: Reduce land, water, air, light, noise pollution					✓ ✓	<p>Yes</p> <p>Policy HDE6a – seeks to reduce carbon emissions in new development.</p> <p>Policy HDE15 – seeks to reduce light pollution.</p> <p>Policy HDE9a – seeks to ensure water is efficiently managed.</p> <p>.</p>
Objective 10: Increase resilience to climate change including flood risk					✓ ✓	<p>Yes</p> <p>Policies HDE8a, 9a and 9b – seeks to ensure there is no increased risk to flooding in the area due to development.</p>
Objective 11: Encourage careful and efficient use of natural resources including energy and encourage sustainable construction					✓ ✓	<p>Yes</p> <p>Policy HDE6a - seeks to promote buildings with increased energy efficiency and the use of renewables.</p>
Objective 12: Promote waste management accordance with the waste hierarchy (Reduce, Reuse and Recycle)					✓ ✓	<p>Yes</p> <p>This Neighbourhood Plan promotes sustainable development and is in accordance with Policy CP2 of the Core Strategy. Any development within the Plan area would be required to meet policy CP2 of the Core Strategy. This should lead to a positive effect on the SA objective.</p>

Consulting on the scope of the Sustainability Appraisal (Task A5)

This report has been sent to statutory consultees and others with an interest in sustainability issues – the Environment Agency, Natural England and Historic England. Their feedback from the consultation has been considered and – where appropriate – taken on board in the ongoing SA process.

Summary and conclusions:

CVNP is in accordance with Objectives of B&NES Core Strategy and should be supported by the examiner.