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Land North-West of Southwater, Horsham

LVIA Chapter 9 Appendices

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9.1

LVIA Methodology

LVIA Methodology

Introduction

The methodology employed in carrying out an LVIA is drawn from the Landscape Institute and the Institute of Environmental Management and Assessment's 'Guidelines for Landscape and Visual Impact Assessment' (GLVIA3) Third Edition (Routledge 2013). The method adopted follows a structured and transparent process, and is proportionate to the proposals.
The term landscape is defined as an area perceived by people, whose character is the result of the action and interaction of nature and / or human factors. It results from the way that different components of our environment – both natural and cultural / historical interact together and are perceived by us. The term does not mean just special, valued or designated landscapes and it does not only apply to the countryside. The definition of landscape can be classified as:

- All types of rural landscape, from high mountains and wild countryside to urban fringe farmland (rural landscapes);
- Marine and coastal landscapes (seascapes); and
- The landscape of villages, towns and cities (townscapes).

An LVIA provides a description of the baseline conditions and sets out how the study area and Site appears, or would appear, prior to the Proposed Development. The baseline assessment is then used to predict the landscape and visual impacts arising from the Proposed Development. The assessment of impact is carried out as part of the iterative design process in order to build in mitigation measures to reduce the impacts as much as possible. The impact assessment will identify and assess effects during the stages of the Proposed Development (and in the case of this site the initial site enabling and construction stages and then at the operational phases).
The photography will be prepared in accordance with Technical Guidance Note 06/19 on Visual Representation of Development Proposals (Landscape Institute, 17 September 2019).

Summary Overview of LVIA Methodology

Landscape and visual assessments are separate, although linked, procedures. For example, often the assemblage of landscape elements contributes to informing the Zone of Theoretical Visibility (ZTV) and the degree of visibility from the range of visual receptors.
The baseline assessment describes:

- Each of the landscape elements which then collectively inform landscape character for the Site and its context;
- The character, amenity and degree of openness of the view from a range of visual receptors (either transient, serial or static views);
- The current and future baseline scenarios; and
- The value of each of the landscape and visual receptors.

Landscape effects derive from either direct or in-direct changes to the physical landscape which may give rise to changes to the individual landscape components. This in turn effects the landscape character and potentially changes how the landscape is experienced and valued.
Visual effects relate to the changes that arise in the composition, character and amenity of the view as a result of changes to the landscape elements.
The assessment of effects therefore systematically:

- Combines the value of the receptor with the susceptibility to the proposed change to determine the sensitivity of the receptor;
- Combines the size, scale, geographic extent, duration of the proposals and its reversibility in order to understand the magnitude of the proposal;
- Combines the sensitivity of the each of the receptors and the magnitude of effect to determine the significance of the effect;
- Presents the landscape and visual effects in a factual logical, well-reasoned and objective fashion;
- Indicates the measures proposed over and above those designed into the scheme to prevent/avoid, reduce, offset, remedy, compensate for the effects (mitigation measures) or which provide an overall landscape and visual enhancement;
- Sets out any assumptions considered throughout the assessment of effects; and
- Sets out residual effects.

Effects may be positive (beneficial) or negative (adverse) direct or indirect, residual, permanent or temporary short, medium or long term. They can also arise at different scales (national, regional, local or site level) and have different levels of significance (major, moderate, low, negligible or neutral / no change). Residual effects are those at year 15 considering any additional mitigation measures in place over and above those designed in to the scheme.

The combination of the above factors influences the professional judgement and opinion on the significance of the landscape and visual effects.
The emphasis is placed on the narrative text describing the landscape and visual effects, and the judgements made about their significance, with tables and matrices used to support and summarise the descriptive text. The criteria and thresholds set out in the methodology are used to inform the assessment of effects. Ranges of criteria and thresholds are used in the assessment where appropriate. Whilst every possible range is not defined in the methodology, each of the thresholds and criteria are clearly explained, and therefore the logic to each range can be traced.
Cumulative effects of all other known development may also be considered.
The following sections set out in more detail the assessment process employed.

Establishing the Landscape Baseline

Desk and Field Studies

The initial step is to identify the existing landscape and visual resource in the vicinity of the Proposed Development– the baseline landscape and visual conditions. The purpose of baseline study is to record and analyse the existing landscape, in terms of its constituent elements, features, characteristics, geographic extent, historical and cultural associations, condition, the way the landscape is experienced and the value / importance of that particular landscape. The baseline assessment will also identify any potential changes likely to occur in the local landscape which will change the characteristics of either the Site or its setting.
A desk study is carried out to establish the physical components of the local landscape and to broadly identify the boundaries of the study area. Ordnance survey (OS) maps and digital data are used to identify local features relating to geology, soils, landform, drainage, vegetation cover, land use, settlement, the history of the landscape and the way that landscape is experienced, which together combine to create a series of key characteristics and character areas. Vertical aerial photography and Google streetview will be used to supplement OS information. At this stage, any special designated landscapes, such as National Landscapes (formerly Areas of Outstanding Natural Beauty), National Parks, Green Belt, Conservation Areas, Listed Buildings, Areas of Special Character; heritage or ecological assets are identified. A review of information available in terms of any published historic landscape characterisation together with any other landscape / capacity / urban fringe and visual related studies is carried out at this stage. In addition, a desk study of any unbuilt commitments will be incorporated.
Landscape character assessment is the tool for classifying the landscape into distinct character areas or types, which share common features and characteristics. There is a well established methodology developed in the UK by the Countryside Agency and Scottish Natural Heritage in 2002, which has been superseded in England by guidance published by Natural England in 2014. The national, regional and some level character assessments are often available in published documents. The character assessment will also identify environmental and landscape opportunities, recent changes, future trends and forces for change where they may be important in relation to the proposal, especially considering how the landscape appears, or would appear prior to the commencement of development. The condition of the landscape, i.e. the physical state of an individual area of landscape, will be described as factually as possible. The assessment of landscape importance includes reference to policy or designations as an indicator of recognised value, including specific features or characteristics that justify the designation of the area.
These desk based studies are then used as a basis for verification in the field. The field based assessment also considers the perceptual qualities of the landscape, including tranquillity.
Judgements on the value of both the landscape and visual receptor are made at the baseline stage.

Landscape Value

Value is concerned with the relative value or importance that is attached to different landscapes. Landscape value is inherent, considered independently of the development proposals.
The baseline assessment considers any natural and cultural heritage, landscape condition, associations with notable people, events and the arts, distinctiveness, recreational opportunities, and perceptual qualities (including scenic quality, wilderness, tranquillity and / or dark skies). These environmental, historical and cultural aspects, physical and visual components are considered together with any statutory and non-statutory designations, taking into account other values to society, which may be expressed by the local community or consultees. Wherever possible information and opinions on landscape value is to be sought through discussions with consultees, stakeholders and user groups.

Landscape value is not always signified by designation. When considering a non-designated area, landscape value will be determined through a review of existing assessments, policies, strategies and guidelines. Where appropriate, new survey and analysis will inform judgements about landscape value. Any landscape designation will be considered in terms of their 'meaning' to today's context.
The tables relating to landscape value and the value attached to views are a starting point for consideration in the field. The following table sets out the criteria and definitions used in the baseline assessment to determine landscape value (in addition to condition / quality). Box 5.1 set out within 'Guidelines for Landscape and Visual Impact Assessment' (GLVIA3) Third Edition (Routledge 2013), along with Technical Guidance Note 02/21 'Assessing landscape value outside national designations' (Landscape Institute, May 2021) have been used to inform these criteria.
Not all of the criteria within Table 1.1 need to be met for a landscape to be assigned a value of high, medium or low.

Establishing in the Visual Baseline Desk & Field Studies

The visual baseline will establish the area in which the Site and the Proposed Development may be visible, the different groups of people who may experience the views, the places where they will be affected and the nature, character and amenity of those views.
The area of study for the visual assessment is determined through identifying the area from which the existing Site and proposal may be visible (the Zone of Theoretical Visibility or ZTV). The baseline ZTV of the Site is determined through either manual topographical analysis (a combination of desk and field based analysis which are considered appropriate for Landscape and Visual Appraisals and projects below the EIA threshold) or digital mapping based on bare earth modelling, (which do not take account of features such as vegetation or built form) constructing a map showing the area where the Proposed Development may theoretically be visible. The extent of the mapping will depend on the type of proposal. The actual extent of visibility is checked in the field to record the screening effect of buildings, walls, fences, trees, hedgerows and banks not identified in the initial bare ground mapping stage and to provide an accurate baseline assessment of visibility.
Viewpoints within the ZTV should also be identified during the desk assessment, and the viewpoints used for photographs selected to demonstrate the relative visibility of the Site (and any existing development on it and its relationship with the surrounding landscape and built forms). The selection of a range of key viewpoints will be based on the following criteria for determination in the field:

1.1 Landscape Value Criteria

High	Medium	Low
Natural Heritage Unique components relating to ecology, geology, topography, soils and water. Components may be nationally / internationally designated, including: · Sites of Important Nature Conservation · Heritage Coasts · Special Protection Areas · Ancient Woodland **Cultural Heritage** Rare or distinct components relating to built history that positively contribute to landscape character including: · drove roads / salt ways / packhorse trails · sunken lanes · ridge and furrow fields · relic farmsteads Nationally / internationally designated component/s including: · UNESCO World Heritage Sites · Listed buildings / structures and their associated setting. · Historic Parks ad Gardens (included within the Register by Historic England) · Registered Battlefield · Scheduled Ancient Monuments **Landscape Condition** Landscape area or components in a very good physical condition / intact, with appropriate management. Absence of detracting/ incongruous features (or features are present but are not prominent). **Associations** Many or significant connections with well-known events, people, works of art, science or technical achievements that positively contribute to perceptions of the landscape. **Distinctiveness** Unique components that make a strong and multifaceted positive contribution to landscape character e.g. the whalebone arch in Whitby. Landscape area that is recognised nationally / internationally for its scenic beauty, including areas within: · National Parks · National Landscapes Landscape areas that have a strong visual or functional link with adjacent designated landscapes and their special qualities. **Recreational** Prominence of open access land, common land and public rights of way (particularly National Trails, long distance trails, Coastal Paths and Core Paths), plus high quality public open space. Areas with very good or good accessibility with opportunities for the enjoyment of the outdoors. **Perceptual** Unique landscape areas or components, particularly regarding scale, form, colour, texture, diversity or contrasts that positively contribute to landscape character. High levels of tranquillity and relative wildness, including sense of remoteness, dark skies, presence of wildlife / bird song and relative peace and quiet. **Functional** Unique landscape areas or components that contribute to the healthy functioning of the landscape and make a strong and multi-facated positive contribution to landscape character e.g. areas that form carbon sinks such as peat bogs; landscapes / elements that have a strong physical or functional links with an adjacent national landscape designation, or are important to the appreciation of its special qualities	**Natural Heritage** Common components relating to ecology, geology, topography, soils and water. Components may be designated at the local or borough level, including: · TPO's · Nature Reserve's **Cultural Heritage** Common components relating to built history that positively contribute to landscape character such as vernacular architecture typical of the locality. Locally designated component/s including: · Conservation Areas · Scenic Trails / Scenic Routes · Locally listed buildings and monuments Non-designated components but acknowledge locally for their heritage importance or expressed through non-statutory designations. **Landscape Condition** Landscape area or components in a good - ordinary condition, with scope to improve. Some detracting / incongruous features. **Associations** Some connections with well-known events, people, works of art, science or technical achievements that positively contribute to perceptions of the landscape. **Distinctiveness** Some components that are unique and contribute positively to landscape character. Recognised locally, including designations such as Special Landscape Areas, Areas of Great Landscape Value, Strategic or Local Gaps. **Recreational** Some open access land, common land and public rights of way. Areas with good or ordinary accessibility with opportunities for the enjoyment of the outdoors. **Perceptual** Demonstrates some wildness and tranquillity. Some detracting features. **Functional** Landscape areas or components which make some contribution to the healthy functioning of the landscape; landscapes / elements that have some physical or functional links with an adjacent national landscape designation, or provide some role to the appreciation of its special qualities.	**Natural Heritage** Inconsequential components relating to ecology, geology, topography, soils and water. Generally non-designated. **Cultural Heritage** Few or no components relating to built history that positively contribute to landscape character. Generally non-designated. **Landscape Condition** Landscape area or components in a poor condition, with scope to improve. Many detracting / incongruous features. Disturbed or derelict land. **Associations** Few or no connections with well-known events, people, works of art, science or technical achievements that positively contribute to perceptions of the landscape. **Distinctiveness** Few landscape areas that are unique and contribute positively to landscape character. Certain individual components identified in landscape character assessments may be worthy of conservation. Frequent dominant detracting features. **Recreational** A limited quantum of open access land, common land and public rights of way. Poor accessibility with opportunities for the enjoyment of the outdoors. **Perceptual** Limited or no sense of wildness and tranquillity. Frequent / multiple detracting features. **Functional** Limited or no contribution to the healthy functioning of the landscape or adjacent national landscape designations.

- The requirement to provide an even spread of representative, specific, illustrative or static / kinetic / sequential / transient viewpoints within the ZTV and around all sides of the Site;
- From locations which represent a range of near, middle and long distance views (although the most distant views may be discounted in the impact assessment if it is judged that visibility will be extremely limited);
- Views from sensitive receptors within designated, historic or cultural landscapes or heritage assets (such as adjacent to Listed Buildings - and co-ordinated with the heritage consultant - key tourist locations and public vantage points such as viewpoints identified on OS maps);
- The inclusion of strategic / important / designed views and vistas identified in published documents;

Views from the following are to be included in the visual assessment:
- Individual private dwellings. These are to be collated as representative viewpoints as it may not be practical to visit all properties that might be affected;
- Transient or static views from public viewpoints (i.e. from roads, railway lines and Public Rights of Way - including tourist or scenic routes and associated viewpoints);
- Areas of publicly accessible green space (i.e. public open space, open access land, recreation grounds, country parks, visitor attractions, tourist destinations or scenic viewpoints); and
- Places of employment, where relevant.

The final selection of the key viewpoints for inclusion in the LVIA will be based proportionately in relation to the scale and nature of the development proposals and likely significant effects.
The visual assessment records:
- The character and amenity of the view, including topographic, geological and drainage features, woodland, tree and hedgerow cover, land use, field boundaries, artefacts, access and rights of way, direction of view and potential seasonal screening effects and any skyline elements or features.
- The type of view, whether oblique or direct; panoramic or vistas.
- The extent of visibility of the range of receptors is based on a grading of degrees of visibility, from a visual inspection of the Site and surrounding area. There will be a continuity of degree of visibility ranging from no view of the Site (truncated) to fully open views. Views are recorded, even if views are truncated of the existing site, as the Proposed Development may be visible in these views. To indicate the degree of visibility of the Site from any location, three categories are used:

a **Open View:**
An open view of the whole site / where much of the Site is visible, or where the Site forms much of the view.

b **Partial View:**
Some of the Site is visible, or where the Site forms a small part of the wider view;

c **Truncated View:**
No view of the Site or the Site is difficult to perceive.

Following the field survey (which should cover ideally both winter and summer views) the extent to which the Site is visible from the surrounding area will be mapped. A Viewpoint Plan will be prepared to illustrate the representative views into / towards the Site (if publicly accessible) and the degree of visibility of the Site noted.
The visual assessment will include a series of annotated photographs, the location and extent of the Site within the view together with identifying the character and amenity of the view, alongside any specific elements or important component features such as landform, buildings or vegetation or detracting features which interrupt, filter or otherwise influence views.
By the end of this stage of the combined landscape and visual site study, it will be possible to advise, in landscape and visual terms, on any specific mitigation measures required in terms of the developments preferred siting, layout and design.

Value of Visual Receptors
Judgements on the value attached to the views experienced are based on the following criteria.

1.2 – Value Attached to Views

Value	Criteria
High	Views from and to landscapes / viewpoints of national importance, or highly popular visitor attractions where the view forms a significant role in the visual experience, and / or has nationally recognised cultural associations. This may include residential receptors in Listed Buildings where the primary elevation of the dwelling is orientated to take advantage of a particular view (for example across a Registered Park and Garden or National Park or National Landscape).
Medium	Views from and to landscapes / viewpoints of regional / district importance or moderately popular visitor attractions where the view forms part of the experience, and / or has local cultural associations. This may include residential receptors where the primary elevation of the dwelling is orientated to take advantage of a particular view.
Low	Views from and to landscapes / viewpoints with no designation, not particularly important and with minimal or no cultural associations. This may include views from the rear elevation of residential properties.

Assessment of Landscape and Visual Susceptibility and Magnitude

The assessment of landscape and visual effects is obtained through assessing susceptibility, combining this with the judgement on value, to form the sensitivity of receptors. Sensitivity is then linked with a judgement of magnitude of effect experienced to form the assessment of effect. Susceptibility, sensitivity and magnitude of effect are explained further within this section.

Landscape Susceptibility
The susceptibility of the landscape is a measure of its vulnerability to the type of development proposed, without undue consequences for the maintenance of the baseline situation. Existing landscape capacity assessments may form a starting point for the refinement of the assessment of landscape susceptibility at the local and site level. The overall susceptibility for each landscape receptor is categorised as High, Medium or Low as set out in Table 1.3.

1.3 – Landscape Susceptibility Criteria

Susceptibility	Criteria
High	The receptor has a well-defined composition with a direct relationship to adjacent key characteristics. The development proposed is likely to alter the overall integrity of the receptor and is very unlikely to be able to accommodate recommendations as set out in published guidelines.
Medium	The receptor has a varied composition with some links to adjacent key characteristics. The development proposed may potentially alter the overall integrity of the receptor and could incorporate recommendations as set out in published guidelines.
Low	The receptor has a disjointed composition with little - no links to adjacent key characteristics. The development proposed is unlikely to alter the overall integrity of the receptor and is capable of incorporating recommendations as set out in published guidelines.

Visual Susceptibility
The susceptibility of different visual receptors to changes in views and visual amenity is mainly a function of:
- the occupation or activity of people experiencing the view at particular locations; and
- the extent to which their attention or interest may therefore be focused on the views and the visual amenity they experience at particular locations.

The overall susceptibility for each visual receptor is categorised as High, Medium or Low as set out in Table 1.4

1.4 Visual Susceptibility Criteria

Susceptibility	Criteria
High	People engaged in an activity and/or at a location where they are focused on the landscape; where the view contributes to the amenity experience; and where there is opportunity to appreciate the view.
Medium	People engaged in an activity and/or at a location where they are not especially focused on the landscape; where the view contributes in part to the amenity experience; and where there is some opportunity to appreciate the view.
Low	People engaged in an activity and/or at a location where they are not focused on the landscape; where the view does not contribute to the amenity experience; and where there is little - no opportunity to appreciate the view.

Sensitivity Judgements
The assessment of landscape / visual sensitivity is then combined through a judgement on the value attributed to that receptor (at the baseline stage) and the susceptibility of the receptor to the proposed change using the criteria as set out in Tables 1.3 and 1.4.

Table 1.5 below sets out the sensitivity matrix, with criteria set out as High, Medium and Low.

1.5 Landscape and Visual Sensitivity Matrix

		Landscape / Visual Receptor Susceptibility		
		High	Medium	Low
Landscape / Visual Value	High	High	High	Medium
	Medium	High	Medium	Medium
	Low	Medium	Medium	Low

Landscape Magnitude of Effects

Size and Scale
Factors contributing to the size and scale of the change to be experienced by the landscape receptor (as set out in Table 1.6) include the extent of the receptor that will be altered (with reference to their wider contribution to the landscape); the degree to which aesthetic or perceptual aspects will be altered; and the geographical area that will be directly and indirectly altered.

1.6 Landscape Scale Criteria

Extent	Description
Substantial	Likely be a whole scale change to the landscape receptor, which will result in change in the integrity of the receptor of a wide geographic area.
Sizeable	Likely be change to a high proportion of the landscape receptor, which will result in a noticeable change in the integrity of the receptor of an extended geographic area.
Modest	Likely be change to a moderate proportion of the landscape receptor, which will be perceptible and have some effect on the integrity of the receptor within a localised geographic area.
Compact	Likely be change to a limited proportion of the landscape receptor, which will not be discernible or have no - limited effect on the integrity of the receptor within its immediate setting (very localised geographic area).

Duration and Reversibility
Factors contributing to the duration of the change to be experienced by the landscape receptor (as set out in Table 1.7) include whether the change is wholly reversible, permanent or temporary. Construction impacts are likely to be short term, temporary, but see the start of a permanent change. Operational effects are likely to be long term, permanent and either irreversible or reversible, depending on the nature of the project.

1.7 Landscape Duration and Reversibility Criteria

Extent	Description
Long	Likely to be of permanence (10 - 25 years +) with limited prospect of being reinstated and is deemed irreversible.
Medium	Likely to be of permanence (between 5-10 years) and is potentially, or theoretically reversible.
Short	Likely to be up to 5 years and is wholly or partially reversible / receptors can be reinstated.
Very Short	Likely to be temporary (up to 2 years) and readily reinstated / reversed. Includes construction effects (unless these are for an extended period).

Visual Magnitude of Effects

Scale
Factors contributing to the scale of the change to be experienced by the visual receptor (as set out in Table 1.8) include the angle of view in relation to the main activity of the receptor; the distance of the viewer from the Proposed Development; the extent of the area over which the changes will be visible; and the degree of visual intrusion of the Proposed Development in the view.

1.8 Visual Scale Criteria

Extent	Description
Substantial	Likely be a distinct change in the composition of the view, close to the viewer and occupying a wide extent of the view.
Sizeable	Likely be a noticeable change in the composition of the view, which may be close to the viewer and / or occupying a sizeable extent of the view.
Modest	Likely be a perceptible change in the composition of the view, which may be at some distance from the viewer, or nearby but only glimpsed and/or occupying a discrete extent of the view.
Compact	Likely be a barely perceptible change in the composition of the view, which is likely to be at a considerable distance from the viewer and only glimpsed and / or occupying a limited extent of the view.

Duration and Reversibility
Factors contributing to the duration of the change to be experienced by the visual receptor (as set out in Table 1.9) include whether the view is experienced in fixed or transient views; and the nature of transient views - being intermittent, glimpsed or continuous.

1.9 Visual Duration and Reversibility Criteria

Extent	Description
Long	Likely to be of permanence and visible for a continuous period.
Medium	Likely to be of permanence and intermittently visible.
Short	Likely to be temporary and visible for a continuous period.
Very Short	Likely to be temporary and intermittently visible.

Magnitude of Effect Judgements
The assessment of size / scale / geographic extent plus duration and reversibility is then combined based on the matrix as set out in Table 1.10 below, with criteria set out as High, Medium, Low and Negligible.

1.10 Magnitude Matrix

		Duration and Reversibility			
		Long	Medium	Short	Very Short
Scale	Substantial	High	High - Medium	Medium	Low - Negligible
	Sizeable	High - Medium	Medium	Medium	Low - Negligible
	Modest	Medium	Medium	Low	Negligible
	Compact	Low - Negligible	Low - Negligible	Negligible	Negligible

Significance of Effects

Sensitivity and magnitude of effect are considered alongside one another for each receptor, in line with Table 1.11 below, to draw conclusions on the significance of landscape and visual effects. The significance of effects will be considered at different stages of the project life cycle: during construction; at Year 1 of operation; and at Year 15 of operation. The assessment of significance is subject to professional judgement and is rated on a scale of Negligible through to Major. Table 1.11 sets out a starting point for the assessment, it is important that a balanced and well reasoned professional judgement of these two criteria is provided with an explanation.

1.11 Significance Matrix

		Landscape and Visual Receptor Sensitivity		
		High	Medium	Low
Magnitude	High	Major	Major - Moderate	Moderate
	Medium	Major - Moderate	Moderate	Moderate - Minor
	Low	Moderate	Moderate - Minor	Minor
	Negligible	Minor	Minor - Negligible	Negligible

The judgement of significance indicates how important the effect is likely to be from a landscape and visual perspective. For schemes subject to Environmental Impact Assessment, effects of Major or Moderate significance are deemed 'significant' as governed by the EIA Directive (2014/52/EU).

1.12 Significance Description

Significance	Description
Major	An effect that is likely to be very important from a landscape and visual perspective.
Moderate	An effect that is potentially important from a landscape and visual perspective.
Minor	An effect that is unlikely to be important from a landscape and visual perspective.
Negligible	An effect that has minimal importance from a landscape and visual perspective.
No change	No effect and therefore of no importance from a landscape and visual perspective.

Nature of Effects
Effects are defined as beneficial, adverse, or neutral, as defined in Table 1.13. This consideration is termed the 'balance of effects', factoring in both the potentially beneficial and adverse aspects associated with a given change and its resultant effect. Where landscape effects are judged to be adverse, additional mitigation or compensatory measures are to be considered. The significant landscape effects remaining after mitigation are then to be summarised as the residual effects. Effects will be described clearly and objectively, and the extent and duration of any negative / positive effects quantified, using four categories of effects, indicating a gradation from high to low.

1.13 Nature of Effects Criteria

Nature	Description
Beneficial	An effect that will on balance result in an improvement to the condition, integrity or key characteristics/ composition of the landscape receptor or viewing experience.
Adverse	An effect that will on balance result in damage to the condition, integrity or key characteristics/composition of the landscape receptor or viewing experience.
Neutral	An effect that will on balance maintain the condition, integrity or key characteristics / composition of the landscape receptor or viewing experience and may incorporate a combination of positive and negative aspects.

Effects During Site Enabling & Construction

- It is recognised that project characteristics and hence sources of effects, will vary through time. The initial effects arise from the Site enabling and construction works. Sources of landscape and visual effects may include:
- The location of the Site access and haulage routes;
- The origin and nature of materials stockpiles, stripping of material and cut and fill operations / disposal and construction compounds;
- The construction equipment and plant (and colour);
- The provision of utilities, including lighting and any temporary facilities;
- The scale, location and nature of any temporary parking areas and on-site accommodation;
- The removal of vegetation to facilitate site access and establish the development platforms;
- The measures for the temporary protection of existing features (such as vegetation, trees, ponds, etc) and any temporary screening (such as hoarding lines); and
- The programme of work and phasing of construction.

Effects During Operation (at Year 1 and Year 15)

At the operational stage, the sources of landscape and visual effects may include:
- The location, scale, height, mass and design of buildings in terms of elevation treatments; structures and processes, including any other features;
- Access arrangements and traffic movements;
- The operational landscape, including landform, structure planting, green infrastructure and hard landscape features.

Mitigation Measures

The purpose of mitigation is to avoid, reduce and where possible, remedy or offset any significant (major to moderate) negative (adverse) effects on the landscape and visual receptors arising from the Proposed Development. Mitigation is thus not solely concerned with 'damage limitation', but may also consider measures that could compensate for unavoidable residual effects. Mitigation measures may be considered under three categories:
- Primary measures that intrinsically comprise part of the development design through an iterative process;
- Standard construction and operational management practices for avoiding and reducing environmental effects (tertiary mitigation); and
- Secondary (or residual) measures designed to specifically address the remaining effects after the primary and standard construction practices have been incorporated.

Residual Effects

The residual effects of the Proposed Development are to be assessed. Residual effects are those at year 15 and consider any additional mitigation measures required to address specific landscape and visual sensitivities in place over and above the primary mitigation measures proposed and those already included and designed in to the scheme. The process of assessing residual effects is the same as assessing the primary effects.