

Revised 2018-2033 Local Development Plan

Habitats Regulations Assessment Additional Sites Addendum

March 2025

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Abbreviations

- (r)LDP** (revised) Local Development Plan (also referred to as the Plan)
- HRA** Habitats Regulations Assessment
- PEDW** Planning and Environment Decisions Wales
- SNCB** Statutory Nature Conservation Body
- WwTW** Wastewater Treatment Works

1. Introduction

- 1.1 Carmarthenshire County Council is preparing a revised Local Development Plan (rLDP). The rLDP is a land-use plan which outlines the location and quantity of development within Carmarthenshire for a 15-year period between 2018 and 2033, and will replace the existing adopted LDP. Over the course of the preparation of the rLDP, which has undergone several iterations, the accompanying Habitats Regulations Assessment (HRA) has been carried out in an iterative and integrated manner as part of the plan making process since 2018.
- 1.2 The purpose of this HRA is to ensure that Additional Sites put forward for potential inclusion within the 2nd Deposit rLDP¹, following a letter issued by inspectors at Planning and Environment Decisions Wales (PEDW)², have been duly considered in terms of their potential impact upon the National Site Network. At the time of publication, the decision regarding the allocation of these Additional Sites remains for the inspector's recommendation as part of the examination process. In the interest of clarity, no changes have been made to the 2nd Deposit rLDP since its publication for public consultation in February 2023.
- 1.3 This *HRA Additional Sites Addendum* builds upon the findings and recommendations made by the *HRA 2nd Addendum*³ (February 2024), *HRA Addendum*⁴ (February 2023), *HRA Report*⁵ (December 2020) and an earlier, informal *HRA Screening Report*⁶ of the Preferred Strategy (December 2018), which are required under *The Conservation of Habitats and Species Regulations (as amended) 2017*⁷ (hereinafter referred to as the Regulations) .
- 1.4 Where appropriate, the present document contains excerpts of, and cross references to, the above-mentioned assessments. Effort has been made to avoid the repetition of supplementary text which is not fundamental to the rationale and conclusions here made. This is to give an accessible and transparent record of the assessment of the rLDP throughout its preparation under the Regulations. Nevertheless, the present document must not be considered in isolation from earlier HRA effort.

¹ [Carmarthenshire County Council Local Development Plan 2018 - 2033](#)

² [31 January 2025 - Inspector's Note on Housing - Independent Examination - PEDW](#)

³ [HRA 2nd Addendum](#)

⁴ [HRA Addendum - 2nd rLDP](#)

⁵ [HRA Report](#)

⁶ [HRA Screening Report](#)

⁷ [The Conservation of Habitats and Species Regulations 2017](#)

2. Screening Stage

- 2.0.1 Specific reference is made to the methodology set out in Chapter 2 of the *HRA Report*, as amended by the *HRA Addendum*.
- 2.0.2 According to the Joint Nature Conservation Committee Protected Sites Designations Directory, there has been no further designations (or candidate thereof) added to the National Site Network within a 15km radius of Carmarthenshire since time of writing. Additionally, there has been no further publications relating to the characterisation of designated sites, their conservational status, or changes to the condition of their qualifying features since the *HRA 2nd Addendum*.

2.1 rLDP Allocations (Additional Sites)

- 2.1.1 The potential impact pathways featured in Task 2 of the *HRA Report* (subsequently amended in paragraph 3.2.1 of the *HRA Addendum*), as well as those contained in the *HRA Addendum* and *HRA 2nd Addendum*, were found to remain appropriate.
- 2.1.2 A total of ten new residential allocations, along with two existing rLDP sites undergoing a proposed uplift in the number of units allocated, are subject to screening⁸. As outlined in the aforementioned letter from PEDW, the rationale for these Additional Sites is to maintain at least a flexibility of 10% (equating to a total housing supply of 9,704) in light of the recorded under delivery of allocated windfall allowance at the beginning of the plan period. Therefore, the rLDP continues to identify a requirement for 8,882 homes. As the level of growth proposed by the rLDP remains unchanged, the previous screening outcome made within the *HRA Report* for *SP4: A Sustainable Approach to Providing New Homes* or *HOM1: Housing Allocations* remains consistent (i.e., the relevant drivers of change provided by these policies were found to be more appropriately assessed through the specific rLDP Allocations).
- 2.1.4 Reference is made to Paragraph 1.4.3 of the *HRA Report*, 3.2.28 of the *HRA Addendum*, and 2.1.4 of the *HRA 2nd Addendum* (i.e., there is no requirement under the Regulations to assess sites provided for as commitments with extant permission⁹).
- 2.1.5 As noted in [Table 1](#) and supplemented by commentary within [Appendix A](#), one Additional Site has been screened out of the need for further assessment. Seven have been identified as possibly having a likely significant effect on the integrity of a designated site and, therefore, will require a further Appropriate Assessment.
- 2.1.6 The proposed increase in units for PrC3/(iv) and PrC3/(i) has been reviewed and previous HRA effort was found to remain consistent (see PrC3/h6, Page 211, and PrC3/MU1, Page 224 of *HRA Report*, respectively). PrC3/h22 is hereby screened (referred to as PrC3/(ii)) as previously consisted of solely commitments although is now also proposed as an allocation to reflect a proposed extension to the site. Additionally, screening for SeC7/(i) can be found in the *2nd HRA Addendum* (see Page

⁸ These are collectively referred to as Additional Sites which are in effect potential rLDP Allocations.

⁹ These include PrC1/(i), PrC1/(ii), PrC1/(iii) SeC1/(i), SuV2/(i), PrC2/(i) PrC2/(ii), SeC3/(i), SeC3/(ii), SeC6/(i), PrC3/(iii), PrC3/(vi), PrC3/(vii), SuV25/(i), SuV37/(i), SeC15/(i), and SeC19/(i).

39, notified as SG2/1). The reduction site area is not seen to impact the previous assessment.

Table 1 - Summary of HRA screening of 2nd Deposit rLDP other proposals. For site specific commentary, please refer to [Appendix A](#). Y = Yes, proposal is identified to have a likely significant effect under this impact pathway (highlighted in grey); N = proposal is NOT likely to cause effects under this impact pathway.

Site Reference	Name	Aquatic	Marine	Coast	Mobile Species	Recreational	Abstraction	Wastewater	Phosphates	Air Pollution	Disturbance	Screening Conclusion
PrC1/(iv)	Land off Trevaughan Road, Carmarthen	Y	Y	N	Y	N	N	Y	N	N	Y	In
PrC2/(iii)	Land at Pendderi Road, Bryn	N	N	N	N	N	N	Y	N	N	N	In
PrC2/(v)	Land off Heol y Mynydd, Bryn	N	N	N	N	N	N	Y	N	N	N	In
SeC6/(ii)	Fforest Garage	Y	Y	N	N	N	N	N	N	N	N	In
SeC6/(iii)	Land at Fforest Road	Y	Y	N	N	N	N	N	N	N	N	In
PrC3/(ix)	Breakers Yard, Gorslas	Y	Y	N	Y	N	N	N	N	N	Y	In
PrC3/(viii)	Land r/o 108 - 114 Waterloo Road, Penygroes	N	N	N	Y	N	N	N	N	N	N	In
PrC3/(v)	Land off Parklands Road, Ammanford	N	N	N	Y	N	N	N	N	N	N	In
PrC3/(ii)	Adjacent to Pant-y-Blodau, Penygroes	N	N	N	Y	N	N	N	N	N	N	In
SuV59/(i)	North East of Bancyfelin School	N	N	N	N	N	N	N	N	N	N	Out

2.2 Effects Associated with Wastewater (Update)

- 2.2.1 This subsection must be considered in conjunction with Paragraphs 3.2.70 to 3.2.75 and 3.2.77 to 3.2.79 of the *HRA Report* (as amended by Ref 27 and 28 of the *HRA Addendum*), along with Paragraphs 2.1.5 and 2.1.10 of the *HRA 2nd Addendum*.
- 2.2.2 As depicted in Table 1, three Additional Sites have been screened in as they may be served by a WwTW with identified issues with Dry Weather Flow or is covered by the Burry Inlet MoU. These are in addition to those collated in Table 3 of the *HRA 2nd Addendum*.
- 2.2.3 PrC3/(ii) is expected to be served by Garnswllt WwTW which also serves settlements within neighbouring authorities, including Gwaun-Cae-Gurwen, Tairgwaith, and Cwmgors in Neath Port Talbot, as well as Lon Y Felin and Garnswllt in Swansea. Nevertheless, no capacity or Dry Weather Flow issues have been identified at this WwTW, and therefore, this Additional Site has been screened out under this impact pathway.
- 2.2.4 As a point of clarification, the nature of wastewater treatment necessitates that a (potential) rLDP Allocation with an effect that is not likely to be significant alone must be assessed for likely significant effects in-combination with other nearby planned development that will result in wastewater discharge. Accordingly, allocations that have been screened in due to a likely significant effect, whether alone or in-combination, are assigned the screening category 'I'¹⁰. In contrast, allocations that have been screened out are assigned the category 'J'¹¹, indicating that they have undergone an in-combination assessment but no effect was identified. While this approach is consistent with previous HRA effort, there was a discrepancy in the application of screening categories presented within the *HRA Report* (Page 35). Specifically, allocations that were screened out following an in-combination assessment should have been assigned category 'K'¹² rather than 'J'. Therefore, any site previously classified as category 'J' in earlier HRA reports should now be considered as category 'K'.
- 2.2.5 Specific reference is again made to Paragraph 2.1.6 of the *HRA 2nd Addendum*.

¹⁰ Policy or proposal with a likely significant effect on a site alone.

¹¹ Policy or proposal with an effect on a site but not likely to be significant alone, so need to check for likely significant effects in combination (Check for in combination effects and re-categorised).

¹² Policy or proposal not likely to have significant effect either alone or in combination (Screen out after in combination test).

2.4 Screening for In-Combination Effects

- 2.4.1 As detailed within the *HRA Report* (see page 45), Article 6(3) of the Habitats Directive requires the potential for plans to have a significant effect either individually or in-combination with other plans, programmes, and projects. This Section supplements Task 3 in the *HRA Report* and *HRA Addendum*, as well as Section 2.3 and Appendix C (Section 4.3) in the *HRA 2nd Addendum*
- 2.4.2 In-combination effects are considered both in terms of the potential interaction between the plans proposals (which have been effectively considered within Section 2.2) and in terms of cumulative effect with other plans and projects.
- 2.4.3 Following a review, there has been an update to those neighbouring plans previously screened in Section 4.3.2 of Appendix C within the *HRA 2nd Addendum*. Pembrokeshire County Council have since published their 2nd deposit rLDP which amends an earlier deposit previously published in 2020. These changes are centred on a reduction in housing provision (approximately 14%), increased employment opportunities through the Celtic Freeport, new provisions for Gypsies and Travellers, and general conformity to updated national policy, amongst others¹³. While the respective HRA¹⁴ has not yet reached a conclusion, there are some material differences between the number of residential units previously considered within the *HRA 2nd Addendum* and Pembrokeshire's latest deposit (61 and 78 dwellings respectively). This is seen to have no conceivable impact beyond those pathways already identified (i.e., phosphates) in previous HRA effort.
- 2.4.4 The Preferred Strategies for both Neath Port Talbot Council and Swansea Council rLDP (2023-2038) have also since been published. At this stage in plan making, neither contain detailed policies or land use allocations, rather they set out the overall ambition, preferred level of growth and approach to spatial distribution, as well as overarching strategic policies in preparation for their future deposits. Within their respective HRAs, Neath¹⁵ stated that in-combination with the assessed rLDP cannot be excluded, whereas Swansea¹⁶ ruled out the need for an in-combination assessment at preferred strategy stage.
- 2.4.5 Additionally, the draft Regional Transport Plan has been published by the Corporate Joint Committee for South West Wales¹⁷. No HRA has so far been undertaken¹⁸. Other than these, no other new plans or projects with a potential to result in-combination effects have been identified.
- 2.4.6 As there were no additional 'Category J'¹⁹ identified through the screening of the additional sites, there is no further requirement to assess for 'in-combination' effects.

¹³ [Pembrokeshire County Council 2nd Deposit rLDP \(2017-2033\) / Appendix A](#) outlines key changes.

¹⁴ [Habitats Regulation Appraisal - Pembrokeshire County Council](#)

¹⁵ [Neath Port Talbot rLDP Habitats Regulations Assessment: Preferred Strategy](#)

¹⁶ [Swansea rLDP \(Preferred Strategy\) Shadow HRA Screening Report](#)

¹⁷ [Regional Transport Plan \(2025-2030\) - Corporate Joint Committee](#)

¹⁸ [Interim Integrated Impact Assessment for the Regional Transport Plan](#)

¹⁹ *Policy or proposal with an effect on a site but not likely to be significant alone, so need to check for likely significant effects in combination.*

2.5 Screening Summary

2.5.1 The proposed Additional Sites have been screened in line with the requirement of the Regulations. In summary, ...

- **SuV59/(i) has been screened out of the need for appropriate assessment.**
- **Nine Additional Sites are determined to have likely significant effect on the integrity of National Site Network sites (as shown in Table 1), either alone or in-combination. Please refer to Appendix A which identifies the affected sites and associated impact pathways.**
- **No additional National Site Network sites nor impact pathway beyond those identified in previous HRA efforts have been identified.**

2.5.2 The above screening conclusion is made alongside those within the *HRA Screening Report*, *HRA Report* (as amended by Appendix A of the *HRA Addendum*), *HRA Addendum* (as amended by *HRA 2nd Addendum*), and *HRA 2nd Addendum*.

3. Appropriate Assessment

3.0.1 This Chapter should be read in conjunction with the appropriate assessment contained within the *HRA Report* (incorporating alterations Ref 41 to 43 set out in the *HRA Addendum*), *HRA Addendum* (as amended by *HRA 2nd Addendum*), and *HRA 2nd Addendum*.

3.0.2 Recent case law has established key principles regarding the reliance on mitigation measures within a HRA of a plan, including those which are conditional subject to certain conditions being met. While project-level HRAs require mitigation measures to be clearly defined before concluding no likely significant effect on site integrity, an rLDP is strategic by developing a framework for future projects – meaning that specific project-level mitigation details often emerge later following the plans adoption. The *Court of Appeal in NANT v Suffolk Coastal District Council*²⁰ highlighted that:

"The important question in a case such as this is not whether mitigation measures were considered at the stage of" Core Strategy "in as much detail as the available information permitted, but whether there was sufficient information at that stage to enable the Council to be duly satisfied that the proposed mitigation measures could be achieved in practice."

3.0.3 In *Abbotskerswell Parish Council v Teignbridge District Council*²¹, the High Court confirmed that mitigation strategies did not have to be in place before adopting a rLDP. It ruled that:

"The Inspector was entitled to conclude that the Local Plan met the statutory requirements and was sound."

3.0.4 Furthermore, in *Feeney v Oxford City Council*²² the High Court upheld the principle that LDP policies could be conditional on certain safeguards being met:

"There is nothing wrong in approving something in principle which may not happen in the future, if the condition is not satisfied."

"The conditional approval is a permissible and lawful course of action."

3.0.5 In light of this, when assessing mitigation measures in plan-level HRAs the critical issue is whether they can be relied upon to avoid adverse effect on the National Site Network. Therefore, decision-makers including the competent authority must be satisfied that any embedded mitigative policy and/or development-specific mitigation measures are deliverable in practice.

3.0.6 Following a review, the incorporation of mitigation measures and integrity test for those likely significant effects arisen from rLDP Allocations (as contained within previous HRA effort) are applicable for those likely significant effects identified from the potential inclusion of the Additional Sites within the rLDP (i.e., the effects from Additional Sites and rLDP Allocations are analogous). As such, the embedded mitigation measures

²⁰ [No Adastral New Town Ltd v Suffolk Coastal District Council 2015](#)

²¹ [Abbotskerswell Parish Council v Teignbridge District Council & Anor 2014](#)

²² [Feeney v Oxford City Council 2012](#)

contained within the rLDP (as previously described within earlier HRA effort) are continued to be relied upon to mitigate the effects identified in Chapter 2. This was determined following their review and finding that they continue to remain appropriate.

3.1 Dealing with In-Combination Effects

- 3.1.1 Consistent with the above, the mitigation measures laid out in previous HRA effort for those effects identified through wastewater remain appropriate. Additionally, it will be important to continue collaboration with Dŵr Cymru and neighbouring local authorities to ensure no in-combination effects arise as a result of future changes in the available capacity/headroom at WWTWs, and the continued development of other programmed rLDPs.
- 3.1.2 In consideration of Paragraph 2.4.3, and as previously outlined within Section 4.3.5 of Appendix C within the *HRA 2nd Addendum*, any future catchment-scale mitigations should remain aware of any changes to the cumulative nutrient budget for the Teifi SAC alongside the latest [water quality compliance assessment](#) for all SAC waterbodies. Mitigation measures for this pathway continue to be laid out in *HRA Addendum* (as amended by *HRA 2nd Addendum*) and *HRA 2nd Addendum*, however, in light of this, reference is drawn to Paragraph 3.0.3.

4. Conclusion

- 4.1 All proposals and allocations contained within the 2nd Deposit rLDP, alongside Additional Sites put forward for inclusion, have been subject to screening under the Regulations. No additional impact pathway or affected National Site Network Site supplementary to those determined within previous HRA effort have been identified.
- 4.2 In respect of those matters hereby assessed, **the conclusion of the present HRA Additional Sites Addendum is that the inclusion of the Additional Sites within the 2nd Deposit rLDP will have no adverse effect on the integrity of the National Site Network²³.**
- 4.3 The above conclusion is consistent with that made in Chapter 5 of the *HRA Report* (as amended by the *HRA Addendum*), the *HRA Addendum* (as amended by the *HRA 2nd Addendum*), and the *HRA 2nd Addendum*.

5. Next Steps

- 5.1 This document will be subject to public consultation. The rLDP and associated documents (including the HRA in its entirety) can be viewed on [online](#), or in-person at [Customer Service Hwbs](#) and public libraries during advertised opening hours.
- 5.2 Your views can be made online via the [Consultation Page](#). Alternatively, response forms are available upon request.

To submit your views in writing, please write to:

Strategic Policy and Placemaking
Place and Infrastructure
3 Spilman Street
Carmarthen
Carmarthenshire
SA31 1LE

Or email: forward.planning@carmarthenshire.gov.uk

Please include 'HRA' within the subject line.

- 5.3 Representations must be received by the relevant date and time stated upon the Consultation Page. Comments submitted after this date may not be considered.
- 5.4 To ensure that the requirements of the Regulations are met, it will be necessary to consider all further changes to the rLDP following the issue of the Inspector's report. Therefore, an HRA on any Matters Arising Changes will be published in due course.

²³ This conclusion remains subject to consultation with the SNCB.

Appendix A. Screening Commentary (Additional Sites)

Site Ref	PrC1/(iv)	Name	Land off Trevaughan Road, Carmarthen	Cluster	1
Observations		This site has a total capacity of 30 residential units. The north boundary of the proposed development site borders Tawelan Brook which has a recorded otter breeding site nearby.			
Overall Screening	Category	May have a significant effect on a site alone			
	Outcome	Screen In			
Detailed Screening Results					
Potential Effect		Screening Category	Justification & Conclusion		Screening Outcome
Effects on aquatic environment		I	The site is boarded to a water course which may result in potential effects to the Afon Tywi and Carmarthen Bay and Estuaries SAC from pollution run-off, particularly during construction phase.		Screened In
Effects on marine environment		I	(as above)		Screened In
Effects on the coast		G	None		Screened Out
Effects on mobile species		I	The proximity of the site to a water course may present risk to otter. This is supported by nearby records of associated breeding sites and structures.		Screened In
Recreational effects		H	Screened out at Preferred Strategy stage and conclusion is 'adopted' for the purpose of this HRA, where no additional material has emerged to the contrary.		Screened Out
Effects of increased development: Abstraction		G	(as above)		Screened Out
Effects of increased development: Wastewater		I	Site will likely be connected to Parc Y Splotts WwTw which has identified issues with Dry Weather Flow. Mitigation will be needed to prevent hydraulic overloading leading to a potential increase in the frequency of discharges from combined sewerage overflows – potential adverse effects upon Carmarthen Bay and Estuaries SAC		Screened In
Effects of increased development: Phosphorous		G	The site is outside P Sensitive SAC Catchment		Screened Out
Effects of increased development: Air Pollution		G	Site or accompanying road infrastructure do not run within 200m of a European Site		Screened Out
Effects of increased development: Disturbance, Noise and Light Pollution		I	The proximity of the site to a water course may present risk to otter .		Screened In

Site Ref	PrC2/(iii)	Name	Land at Pendderi Road, Bryn	Cluster	2
Observations		This site has a total capacity of 35 residential units, and part of the total area is currently adopted within the current LDP (see GA2/h45)			
Overall Screening	Category	May have a significant effect on a site alone			
	Outcome	Screen In			
Detailed Screening Results					
Potential Effect		Screening Category	Justification & Conclusion		Screening Outcome
Effects on aquatic environment		G	None		Screened Out
Effects on marine environment		G	None		Screened Out
Effects on the coast		G	None		Screened Out
Effects on mobile species		G	None		Screened Out
Recreational effects		H	Screened out at Preferred Strategy stage and conclusion is 'adopted' for the purpose of this HRA, where no additional material has emerged to the contrary.		Screened Out
Effects of increased development: Abstraction		G	(as above)		Screened Out
Effects of increased development: Wastewater		I	Site will likely be connected to Llanelli WwTw which, as established within the Burry Inlet MoU, has sewerage network issues due it's the combined nature. Mitigation will be needed to prevent hydraulic overloading as well as potential increase in the frequency of discharges from combined sewerage overflows – potential adverse effects upon the Burry Inlet SPA and Carmarthen Bay and Estuaries SAC		Screened In
Effects of increased development: Phosphorous		G	The site is outside P Sensitive SAC Catchment		Screened Out
Effects of increased development: Air Pollution		G	Site or accompanying road infrastructure do not run within 200m of a European Site		Screened Out
Effects of increased development: Disturbance, Noise and Light Pollution		G	None		Screened Out

Site Ref	PrC2/(v)	Name	Land off Heol y Mynydd, Bryn	Cluster	2
Observations	This site has a total capacity of 80 residential units. The proposed development site is approximately 1.4km from Carmarthen Bay and Estuaries SAC and 2km from the and Burry Inlet SPA, respectively. At such distances localised effects associated with proximity to development are unlikely.				
Overall Screening	Category	May have a significant effect on a site alone			
	Outcome	Screen In			
Detailed Screening Results					
Potential Effect		Screening Category	Justification & Conclusion		Screening Outcome
Effects on aquatic environment		G	None		Screened Out
Effects on marine environment		G	None		Screened Out
Effects on the coast		G	None		Screened Out
Effects on mobile species		G	None		Screened Out
Recreational effects		H	Screened out at Preferred Strategy stage and conclusion is 'adopted' for the purpose of this HRA, where no additional material has emerged to the contrary.		Screened Out
Effects of increased development: Abstraction		G	(as above)		Screened Out
Effects of increased development: Wastewater		I	Site will likely be connected to Llanelli WwTw which, as established within the Burry Inlet MoU, has sewerage network issues due it's the combined nature. Mitigation will be needed to prevent hydraulic overloading as well as potential increase in the frequency of discharges from combined sewerage overflows – potential adverse effects upon the Burry Inlet SPA and Carmarthen Bay and Estuaries SAC		Screened In
Effects of increased development: Phosphorous		G	The site is outside P Sensitive SAC Catchment		Screened Out
Effects of increased development: Air Pollution		G	Site or accompanying road infrastructure do not run within 200m of a European Site		Screened Out
Effects of increased development: Disturbance, Noise and Light Pollution		G	None		Screened Out

Site Ref	SeC6/(ii)	Name	Fforest Garage	Cluster	2
Observations		This site has a total capacity of 8 residential units. The proposed development site is approximately 1.4km from Carmarthen Bay and Estuaries SAC and 40 meters from the Afon Llŵchwr. At such distances localised effects associated with proximity to development are unlikely.			
Overall Screening	Category	May have a significant effect on a site alone			
	Outcome	Screen In			
Detailed Screening Results					
Potential Effect		Screening Category	Justification & Conclusion		Screening Outcome
Effects on aquatic environment		I	The site may be hydrological linked to the Afon Llŵchwr which may result in potential effects to Carmarthen Bay and Estuaries SAC from pollution run-off, particularly during construction phase.		Screened In
Effects on marine environment		I	(as above)		Screened In
Effects on the coast		G	None		Screened Out
Effects on mobile species		G	None		Screened Out
Recreational effects		H	Screened out at Preferred Strategy stage and conclusion is 'adopted' for the purpose of this HRA, where no additional material has emerged to the contrary.		Screened Out
Effects of increased development: Abstraction		G	(as above)		Screened Out
Effects of increased development: Wastewater		J (K)	Site will likely be connected to Llannant WwTw. No known issues.		Screened Out
Effects of increased development: Phosphorous		G	The site is outside P Sensitive SAC Catchment		Screened Out
Effects of increased development: Air Pollution		G	Site or accompanying road infrastructure do not run within 200m of a European Site		Screened Out
Effects of increased development: Disturbance, Noise and Light Pollution		G	None		Screened Out

Site Ref	SeC6/(iii)	Name	Land at Fforest Road	Cluster	2
Observations		This site has a total capacity of 35 residential units. The proposed development site is approximately 1.6km from Carmarthen Bay and Estuaries SAC. At such distances localised effects associated with proximity to development are unlikely.			
Overall Screening	Category	May have a significant effect on a site alone			
	Outcome	Screen In			
Detailed Screening Results					
Potential Effect		Screening Category	Justification & Conclusion		Screening Outcome
Effects on aquatic environment		I	The site is in close proximity to the Afon Lluchwr which may result in potential effects to Carmarthen Bay and Estuaries SAC from pollution run-off, particularly during construction phase.		Screened In
Effects on marine environment		I	(as above)		Screened In
Effects on the coast		G	None		Screened Out
Effects on mobile species		G	None		Screened Out
Recreational effects		H	Screened out at Preferred Strategy stage and conclusion is 'adopted' for the purpose of this HRA, where no additional material has emerged to the contrary.		Screened Out
Effects of increased development: Abstraction		G	(as above)		Screened Out
Effects of increased development: Wastewater		J (K)	Site will likely be connected to Llannant WwTw. No known issues.		Screened Out
Effects of increased development: Phosphorous		G	The site is outside P Sensitive SAC Catchment		Screened Out
Effects of increased development: Air Pollution		G	Site or accompanying road infrastructure do not run within 200m of a European Site		Screened Out
Effects of increased development: Disturbance, Noise and Light Pollution		G	None		Screened Out

Site Ref	PrC3/(ix)	Name	Breakers Yard, Gorslas	Cluster	3
Observations	This site has a total capacity of 80 residential units. Site borders the Afon Gwendraeth Fawr to the east and south which is hydrologically linked to CBEEMS. The proposed development site is 0.6km south of a recorded otter breeding structure, and is also approximately 1.4 km away from both Cernydd Carmel SAC and from Caeau Mynydd Mawr SAC.				
Overall Screening	Category	May have a significant effect on a site alone			
	Outcome	Screen In			
Detailed Screening Results					
Potential Effect		Screening Category	Justification & Conclusion		Screening Outcome
Effects on aquatic environment		I	The site is in proximity to a water course which may result in potential effects to Carmarthen Bay and Estuaries SAC from pollution run-off, particularly during construction phase.		Screened In
Effects on marine environment		I	(as above)		Screened In
Effects on the coast		G	None		Screened Out
Effects on mobile species		I	The site is within an area that may contain suitable habitat for the Caeau Mynydd Mawr Marsh Fritillary metapopulation. Additionally, the proximity of the site to a water course may present risk to otter. This is supported by nearby records of associated breeding sites and structures.		Screened In
Recreational effects		H	Screened out at Preferred Strategy stage and conclusion is 'adopted' for the purpose of this HRA, where no additional material has emerged to the contrary.		Screened Out
Effects of increased development: Abstraction		G	(as above)		Screened Out
Effects of increased development: Wastewater		J (K)	None		Screened Out
Effects of increased development: Phosphorous		G	The site is outside P Sensitive SAC Catchment		Screened Out
Effects of increased development: Air Pollution		G	Site or accompanying road infrastructure do not run within 200m of a European Site		Screened Out
Effects of increased development: Disturbance, Noise and Light Pollution		I	The proximity of the site to a water course may present risk to otter .		Screened In

Site Ref	PrC3/(viii)	Name	Land r/o 108 - 114 Waterloo Road	Cluster	3
Observations		This site has a total capacity of 6 residential units. The proposed development site is approximately 2.3km from Cernydd Carmel SAC and 1km from Caeau Mynydd Mawr SAC. At such distances localised effects associated with proximity to development are considered unlikely.			
Overall Screening	Category	May have a significant effect on a site alone			
	Outcome	Screen In			
Detailed Screening Results					
Potential Effect		Screening Category	Justification & Conclusion		Screening Outcome
Effects on aquatic environment		G	None		Screened Out
Effects on marine environment		G	None		Screened Out
Effects on the coast		G	None		Screened Out
Effects on mobile species		I	The site is within an area that may contain suitable habitat for the Caeau Mynydd Mawr Marsh Fritillary metapopulation. Screened in on precautionary basis.		Screened In
Recreational effects		H	Screened out at Preferred Strategy stage and conclusion is 'adopted' for the purpose of this HRA, where no additional material has emerged to the contrary.		Screened Out
Effects of increased development: Abstraction		G	(as above)		Screened Out
Effects of increased development: Wastewater		J (K)	None		Screened Out
Effects of increased development: Phosphorous		G	The site is outside P Sensitive SAC Catchment		Screened Out
Effects of increased development: Air Pollution		G	Site or accompanying road infrastructure do not run within 200m of a European Site		Screened Out
Effects of increased development: Disturbance, Noise and Light Pollution		G	None		Screened Out

Site Ref	PrC3/(v)	Name	Land off Parklands Road, Penybanc (Ammanford)	Cluster	3
Observations		This site has a total capacity of 9 residential units. The proposed development site is approximately 3.4km from Caeau Mynydd Mawr SAC and 3.8km from Cernydd Carmel. At such distances localised effects associated with proximity to development are unlikely.			
Overall Screening	Category	May have a significant effect on a site alone			
	Outcome	Screen In			
Detailed Screening Results					
Potential Effect		Screening Category	Justification & Conclusion		Screening Outcome
Effects on aquatic environment		G	None		Screened Out
Effects on marine environment		G	None		Screened Out
Effects on the coast		G	None		Screened Out
Effects on mobile species		I	The site is within an area that may contain suitable habitat for the Caeau Mynydd Mawr Marsh Fritillary metapopulation. Screened in on precautionary basis.		Screened In
Recreational effects		H	Screened out at Preferred Strategy stage and conclusion is 'adopted' for the purpose of this HRA, where no additional material has emerged to the contrary.		Screened Out
Effects of increased development: Abstraction		G	(as above)		Screened Out
Effects of increased development: Wastewater		J (K)	None		Screened Out
Effects of increased development: Phosphorous		G	The site is outside P Sensitive SAC Catchment		Screened Out
Effects of increased development: Air Pollution		G	Site or accompanying road infrastructure do not run within 200m of a European Site		Screened Out
Effects of increased development: Disturbance, Noise and Light Pollution		G	None		Screened Out

Site Ref	PrC3/(ii)	Name	Adjacent to Pant-y-Blodau, Penygroes	Cluster	3
Observations	This site has a total site capacity of 90 units, although 79 of these have extant permissions (as commitment, see E/29910, reference PrC3/h22). Allocation would extend the site boundary and increasing the housing indicative figure by 11 for 90 dwellings in total. The proposed development site is approximately 2.4km from Cernydd Carmel SAC and 0.8km from Caeau Mynydd Mawr SAC. At such distances localised effects associated with proximity to development are considered unlikely.				
Overall Screening	Category	May have a significant effect on a site alone			
	Outcome	Screen In			
Detailed Screening Results					
Potential Effect		Screening Category	Justification & Conclusion		Screening Outcome
Effects on aquatic environment		G	None		Screened Out
Effects on marine environment		G	None		Screened Out
Effects on the coast		G	None		Screened Out
Effects on mobile species		I	The site is within an area that may contain suitable habitat for the Caeau Mynydd Mawr Marsh Fritillary metapopulation. Screened in on precautionary basis.		Screened In
Recreational effects		H	Screened out at Preferred Strategy stage and conclusion is 'adopted' for the purpose of this HRA, where no additional material has emerged to the contrary.		Screened Out
Effects of increased development: Abstraction		G	(as above)		Screened Out
Effects of increased development: Wastewater		J (K)	None (see paragraph 2.2.4)		Screened Out
Effects of increased development: Phosphorous		G	The site is outside P Sensitive SAC Catchment		Screened Out
Effects of increased development: Air Pollution		G	Site or accompanying road infrastructure do not run within 200m of a European Site		Screened Out
Effects of increased development: Disturbance, Noise and Light Pollution		G	None		Screened Out

Site Ref	SuV59/(i)	Name	North East of Bancyfelin School	Cluster	6
Observations		This site has a total site capacity of 16 units (pending application, see PL/08456). The proposed development site is approximately 4.8km from CBEEMS but is not spatially linked to the site. At such distances localised effects associated with proximity of development are unlikely.			
Overall Screening	Category	No likely significant effects either 'alone' or in combination with other plans and projects			
	Outcome	Screen Out			
Detailed Screening Results					
Potential Effect		Screening Category	Justification & Conclusion		Screening Outcome
Effects on aquatic environment		G	None		Screened Out
Effects on marine environment		G	None		Screened Out
Effects on the coast		G	None		Screened Out
Effects on mobile species		G	None		Screened Out
Recreational effects		H	Screened out at Preferred Strategy stage and conclusion is 'adopted' for the purpose of this HRA, where no additional material has emerged to the contrary.		Screened Out
Effects of increased development: Abstraction		G	(as above)		Screened Out
Effects of increased development: Wastewater		J (K)	None		Screened Out
Effects of increased development: Phosphorous		G	The site is outside P Sensitive SAC Catchment		Screened Out
Effects of increased development: Air Pollution		G	Site or accompanying road infrastructure do not run within 200m of a European Site		Screened Out
Effects of increased development: Disturbance, Noise and Light Pollution		G	None		Screened Out