

**Table 1 – Summary and comparison of Landscape Effects as assessed by Jeremy Peachey (Pegasus Group) and XXXX (for WDC)**

*Boxes shaded pink are where there is a difference between JEP and XX Judgements*

LCT	JEP Sensitivity (XX Sensitivity)	JEP Magnitude of change Yr 1 (XX Magnitude of change Yr1)	JEP significance Yr 1 (XX Significance Yr 1)	JEP magnitude of change Yr 15 (XX magnitude of change Yr 15)	JEP significance Yr 15 (XX Significance Yr 15)
“Wooded Estatelands”/ “Riverside Meadows”/ Principal Village Farmlands” LCTs	Medium (XX)	Low (XX)	Minor Adverse (XX)	Negligible (XX)	Negligible Adverse (XX)
Site and local landscape context	Medium – medium/high (XX)	Medium (XX)	Moderate adverse (XX)	Low-medium (XX)	Minor – moderate adverse (XX)

Landscape Feature	JEP Sensitivity (XX Sensitivity)	JEP significance Yr 1 (XX Significance Yr 1)
Topography	Medium-high (XX)	Adverse (XX)
Hedgerows (on site)	Medium (XX)	Beneficial (XX)
Hedgerows (Defford Road)	Medium (XX)	Adverse (XX)
Improved Grasslands/Pasture	Low (XX)	Beneficial (XX)
Woodland	High (XX)	Beneficial (XX)
Trees (on site)	Medium (XX)	Beneficial (XX)

<b>Landscape Feature</b>	<b>JEP Sensitivity (XX Sensitivity)</b>	<b>JEP significance Yr 1 (XX Significance Yr 1)</b>
Trees (Defford Road)	Medium (XX)	Adverse (XX)
Public Access	High (XX)	Neutral (XX)
Water Features	Low (XX)	Beneficial (XX)
Orchards	Low (XX)	Beneficial (XX)

Table 2 – Summary and comparison of Visual Effects as assessed by Jeremy Peachey (Pegasus Group) and XXXX (for WDC)

*Boxes shaded pink are where there is a difference between JEP and XX judgements*

VP	JEP Sensitivity (XX Sensitivity)	JEP Magnitude of change Yr 1 (XX Magnitude of change Yr1)	JEP significance Yr 1 (XX Significance Yr 1)	JEP magnitude of change Yr 15 (XX magnitude of change Yr 15)	JEP significance Yr 15 (XX Significance Yr 15)
1	High (XX)	Medium/High (XX)	Moderate/major adverse (XX)	Medium (XX)	Moderate adverse (XX)
2	High (XX)	High (XX)	Major adverse (XX)	Medium/high (XX)	Moderate/major adverse (XX)
3	High (XX)	High (XX)	Major adverse (XX)	Medium/high (XX)	Moderate/major adverse (XX)
4	High (XX)	High (XX)	Major adverse (XX)	Medium (XX)	Moderate adverse
5	High (XX)	Medium/high (XX)	Moderate/major adverse (XX)	Low (XX)	Minor adverse (XX)
6	High (XX)	Low/medium (XX)	Minor/moderate adverse (XX)	Low (XX)	Minor adverse (XX)
7	High (XX)	Negligible (XX)	Neutral (XX)	Negligible (XX)	Neutral (XX)
8	High (XX)	Medium/high (XX)	Moderate/major adverse (XX)	Medium (XX)	Moderate adverse (XX)
9	High (XX)	Low/medium (XX)	Minor/moderate adverse (XX)	Negligible/low (XX)	Minor adverse (XX)
10	High (XX)	Low/medium (XX)	Minor/moderate adverse (XX)	Low (XX)	Minor adverse (XX)
11	High (XX)	Medium (XX)	Moderate adverse (XX)	Low/medium (XX)	Minor/moderate adverse (XX)
12	Medium (road user) (XX) High (resident) (XX)	Very high (road user) (XX) Very high (resident) (XX)	Moderate/major adverse (road user) (XX) Major adverse (resident) (XX)	High (road user) (XX) High (resident) (XX)	Moderate adverse (road user) (XX) Major adverse (resident) (XX)
13	Medium (road user) (XX) High (resident) (XX)	Very high (road user) (XX) Very high (resident) (XX)	Moderate/major adverse (road user) (XX) Major adverse (resident) (XX)	High (road user) (XX) High (resident) (XX)	Moderate adverse (road user) (XX) Major adverse (resident) (XX)

VP	JEP Sensitivity (XX Sensitivity)	JEP Magnitude of change Yr 1 (XX Magnitude of change Yr1)	JEP significance Yr 1 (XX Significance Yr 1)	JEP magnitude of change Yr 15 (XX magnitude of change Yr 15)	JEP significance Yr 15 (XX Significance Yr 15)
14	High (XX)	Negligible/nil (XX)	Neutral/nil (XX)	Negligible/nil (XX)	Neutral/nil (XX)
15	High (XX)	Low (XX)	Minor adverse (XX)	Negligible/low (XX)	Negligible/minor adverse (XX)
16	High (XX)	Nil (XX)	Nil (XX)	Nil (XX)	Nil (XX)
17	Medium/high (XX)	Low (XX)	Minor adverse (XX)	Negligible/low (XX)	Negligible/minor adverse (XX)
18	High (XX)	Negligible/nil (XX)	Negligible/nil (XX)	Negligible/nil (XX)	Negligible/nil (XX)
19	Very high (XX)	Negligible (XX)	Negligible adverse (XX)	Negligible (XX)	Negligible adverse (XX)
20	Very high (XX)	Negligible (XX)	Negligible adverse (XX)	Negligible (XX)	Negligible adverse (XX)