

Appendix A8.5: Agriculture, Forestry and Sporting Land Pre- and Post-Mitigation Impacts

- 1.1.1 This appendix supports Chapter 8 (People and Communities - Community and Private Assets). Table 1 and Table 2 provide the assessment of potential and residual impacts on agriculture and forestry land interests, respectively. The loss of land in this appendix is based on the Draft Compulsory Purchase Order (CPO) which is reported within the Draft Orders to the nearest metre squared.
- 1.1.2 For further information regarding mitigation items, see section 8.5: Mitigation within Chapter 8 (People and Communities - Community and Private Assets).

Table 1: Potential impacts on agricultural fields and woodland parcels

Land interest			Land-take				Potential Impacts
	Field Plot	Field Area (ha)	Land Type	m ²	ha	%	
John Robertson Farming Partnership (Ref. A)	A/1	6.96	LCA 3.2	32760	3.28	47	Loss of boundary features, one gated access and disruption to field drainage system. Potential for return of 2.48ha to agricultural use within land-take boundary. Part of field would be affected by adverse change in peak water levels with increase of >0.01m during flood events expected.
	A/2W	0.35	Woodland	93	0.01	3	Loss of mature woodland (mixed coniferous and deciduous species). No new brown edge gap created.
	A/3	8.66	LCA 4.1	37070	3.71	43	Loss of boundary features, one gated access and disruption to field drainage system. Potential for return of 1.22ha to agricultural use within land-take boundary.
	A/4	11.12	LCA 4.1	850	0.09	1	Loss of boundary features, one gated access and disruption to field drainage system. Potential for return of 0.06ha to agricultural use within land-take boundary. Part of field would be affected by adverse change in peak flood levels with increase of >0.01m during flood events expected.
	A/5	8.52	LCA 4.1	774	0.08	1	Loss of boundary features, two gated accesses and disruption to field drainage system.
	A/6	6.35	LCA 4.1	719	0.07	1	Loss of boundary features, one gated access and disruption to field drainage system.
	A/7	0.55	LCA 4.1	1939	0.19	35	Loss of boundary features, one gated access and disruption to field drainage system.
	A/8	3.99	LCA 4.1	3440	0.34	9	Loss of boundary features and disruption to field drainage system.
	A/9	4.00	LCA 4.1	15244	1.52	38	Loss of boundary features, one gated access and disruption to field drainage system.
	A/10W	2.11	Woodland	3131	0.31	15	Loss of mature woodland (oak and silver birch) and creation of new brown edge gap. Potential to retain 0.01ha woodland within land-take boundary. No change to Wind Damage Risk Status (WDRS) (Low).
	A/11	1.39	LCA 4.1	2713	0.27	20	Loss of boundary features and disruption to field drainage system.
	A/12W	1.30	Woodland	11094	1.11	86	Loss of mixed aged and species woodland (young deciduous including red oak, ash, lime and mature deciduous and coniferous mix including Scots pine, European larch and silver birch) and creation of new brown edge gap. No change to WDRS (Low). Disruption to drainage.
	A/13W	2.61	Woodland	2862	0.29	11	Loss of mixed woodland (mature coniferous species including Scots pine, European larch, Norway spruce and mixed deciduous species) and creation of new brown edge gap. Potential to retain <0.01ha woodland within land-take boundary. No change to WDRS (Low). Disruption to drainage.

Land interest			Land-take				Potential Impacts
	Field Plot	Field Area (ha)	Land Type	m ²	ha	%	
West Haugh of Dalshian (Ref. B)	B/1	2.84	LCA 3.2	18348	1.83	65	Loss of boundary features and disruption to field drainage system. Potential for return of 1.31ha to agricultural use within land-take boundary. Part of field would be affected by adverse change in peak flood levels with increase of >0.01m during flood events expected.
	B/2	1.62	LCA 3.2	1637	0.16	10	Loss of boundary features and disruption to field drainage system. Potential for return of 0.16ha to agricultural use within land-take boundary. Part of field would be affected by adverse change in peak flood levels with increase of >0.01m during flood events expected.
	B/3	1.25	LCA 3.2	2720	0.27	22	Loss of boundary features and disruption to field drainage system. Potential for return of 0.25ha to agricultural use within land-take boundary. Part of field would be affected by adverse change in peak flood levels with increase of >0.01m during flood events expected.
	B/4	0.30	LCA 3.2	3043	0.30	100	Loss of entre field.
	B/5	0.35	LCA 3.2	3493	0.35	100	Loss of entre field.
	B/6	0.38	LCA 3.2	226	0.02	6	Loss of boundary features and disruption to field drainage system.
	B/7	0.36	LCA 3.2	293	0.03	8	Loss of boundary features and disruption to field drainage system.
Ballintuim Farm and Steading (Ref. C)	C/1W	1.83	Woodland	946	0.09	5	Loss of deciduous woodland (including oak, silver birch and alder) and creation of new brown edge gap. No change to WDRS (Low). Disruption to drainage system.
Pitlochry Estate (Ref. D)	D/1W	1.06	Woodland	687	0.07	6	Loss of deciduous woodland (predominantly oak and silver birch). Potential to retain 0.06ha woodland within land-take boundary. No new brown edge gap created.
	D/2W	0.08	Woodland	725	0.07	88	Loss of mixed woodland (including Scots pine, European larch, sycamore and silver birch). No new brown edge gap created.
	D/3W	8.84	Woodland	488	0.05	1	Loss of mixed woodland (mature coniferous species including Norway spruce and Douglas fir with lime and sycamore undergrowth) and creation of new brown edge gap. Potential to retain 0.01ha woodland within land-take boundary. No change to WDRS (Low). Disruption to drainage.
	D/4W	1.47	Woodland	613	0.06	5	Loss of deciduous woodland (predominantly beech and oak) and creation of new brown edge gap. Potential to retain 0.01ha woodland within land-take boundary. No change to WDRS (Low). Disruption to drainage.
	D/5W	2.14	Woodland	115	0.01	1	Loss of mixed woodland (predominantly European larch) and creation of new brown edge gap. Potential to retain 0.01ha woodland within land-take boundary. No change to WDRS (Low). Disruption to drainage.
	D/6W	0.20	Woodland	2027	0.20	100	Loss of deciduous woodland (including beech, hazel and alder). Potential to retain 0.20ha woodland within land-take boundary. No new brown edge gap created.
	D/7W	0.29	Woodland	2863	0.29	100	Loss of deciduous woodland (including beech, hazel and alder). Potential to retain 0.21ha woodland within land-take boundary. No new brown edge gap created. Disruption to drainage.
	D/8W	0.30	Woodland	2114	0.21	70	Loss of mixed woodland (including hazel, oak, sycamore and coniferous species) and creation of new brown edge gap. Potential to retain 0.05ha woodland within land-take boundary. No change to WDRS (Low). Disruption to drainage.
	E/1W	87.29	Woodland	284006	28.40	32	Loss of forestry plantation and creation of new brown edge gap at adjacent coniferous coupe (various compositions consisting of Norway spruce, European larch, Japanese larch and Scots pine). Potential to retain 5.81ha woodland within

Land interest			Land-take				Potential Impacts
	Field Plot	Field Area (ha)	Land Type	m ²	ha	%	
The Forestry Commission (Ref. E)							land-take boundary. Changes to WDRS for stem breaking and overturning vary at each stand, refer to Appendix A8.3 (Forestry Survey) for further detail. Disruption to drainage.
	E/2W	1.94	Woodland	3081	0.31	16	Loss of woodland (predominately semi-mature silver birch). No new brown edge gap created. Potential to retain 0.15ha woodland within land-take boundary. Changes

Table 2: Potential significance of impact on agricultural, forestry and sporting interests

Land Interest			Land-take				Summary				
	No. land parcels	Total farmed area (ha)	Land Type	m ²	ha	%	Sensitivity	Magnitude	Significance	Proposed mitigation and comment on likely future viability	Residual significance
John Robertson Farming Partnership (Ref. A)	13	356	Woodland	17180	1.72	<1	medium	low	Slight	<p>Summary of John Robertson Farming Partnership</p> <p>Mitigation Items: SMC-CP1, SMC-CP2, SMC-CP3, SMC-CP4, SMC-CP5, SMC-CP6, SMC-CP7, SMC-CP8, SMC-CP9, SMC-CP10, SMC-CP11, SMC-CP12, SMC-CP13, SMC-CP14, SMC-CP15, P04-CP17, P04-CP18, P04-CP19, P04-CP20 and P04-CP21</p> <p>The farm business would have land-take of 4% of the total farmed area.</p> <p>Potential for 0.01ha of woodland within land-take to be retained.</p> <p>Potential for return of 4.39ha required for construction to agriculture.</p> <p>Adverse change in peak flood levels with increase of >0.01m during flood events expected within two fields near the Tummel Underbridge. Potential for return of 1.32ha of land required for flood storage to agriculture.</p> <p>Impacts on boundary features, access and field drainage can be mitigated.</p> <p>It is assessed that the impact of the proposed scheme on the likely future viability of the farm would not be significant.</p>	Slight
			LCA 3.2	32760	3.28	1					
			LCA 4.1	62749	6.27	2					
			Other	14630	1.46	<1					
			Total	127319	12.73	4					
West Haugh of Dalshian (Ref. B)	7	20	LCA 3.2	29760	2.98	15	medium	high	Moderate/ Substantial	<p>Summary of West Haugh of Dalshian</p> <p>Mitigation Items: SMC-CP1, SMC-CP2, SMC-CP3, SMC-CP4, SMC-CP5, SMC-CP6, SMC-CP7, SMC-</p>	Moderate/ Substantial
			Other	6876	0.69	3					
			Total	36636	3.66	18					

										<p>CP8, SMC-CP9, SMC-CP10, SMC-CP11, SMC-CP12, SMC-CP13, SMC-CP14, SMC-CP15, P04-CP17, P04-CP18, P04-CP19, P04-CP20 and P04-CP21</p> <p>The farm business would have land-take of 18% of the total farmed area.</p> <p>Potential for return of 0.26ha required for construction to agriculture.</p> <p>Adverse change in peak flood levels with increase of >0.01m during flood events expected within one field near the Tummel Underbridge. Potential for return of 1.46ha of land required for flood storage to agriculture.</p> <p>Impacts on boundary features, access and field drainage can be mitigated.</p> <p>It is assessed that the impact of the proposed scheme on the likely future viability of the farm would not be significant.</p>	
Fishing Rights (West Haugh beat)	-	-	Total	4447	0.44	-	high	medium	Moderate/ Substantial	<p><u>Summary of Fishing Rights (West Haugh beat)</u></p> <p>Mitigation Items: SMC-CP1, SMC-CP2, SMC-CP3, SMC-CP4, SMC-CP5, SMC-CP6, SMC-CP7, SMC-CP8, SMC-CP9, SMC-CP12, SMC-CP13, SMC-CP-14, SMC-CP15 and P04-CP17</p> <p>The sporting land interest would have permanent land-take of 0.44ha of the total area. This would include temporary disturbance of the fishing rights on part of the River Tummel.</p> <p>It is assessed that the impact of the proposed scheme on the likely future viability of the sporting activity would be not significant.</p>	Moderate/ Substantial
Atholl Estate (The Bruar Trust)	-	-	Total	1158	0.12	-	medium	medium	Moderate	<p><u>Summary of Atholl Estate (The Bruar Trust)</u></p> <p>Mitigation Items: SMC-CP1, SMC-CP2, SMC-CP3, SMC-CP4, SMC-CP5, SMC-CP6, SMC-CP7, SMC-CP8, SMC-CP9, SMC-CP12, SMC-CP13, SMC-CP-14, SMC-CP15 and P04-CP17</p> <p>The land interest would have permanent land-take of 0.12ha of the total area. This would include temporary disturbance of the fishing rights on part of the River Tummel.</p>	Moderate

										It is assessed that the impact of the proposed scheme on the likely future viability of the sporting activity would be not significant.	
Ballintuim Farm and Steading (Ref. C)	1	2	Woodland	946	0.09	5	low	medium	Slight/ Moderate	<p><u>Summary of Ballintuim Farm and Steading</u></p> <p>Mitigation Items: SMC-CP1, SMC-CP2, SMC-CP3, SMC-CP4, SMC-CP5, SMC-CP6, SMC-CP7, SMC-CP8, SMC-CP9, SMC-CP10, SMC-CP12, SMC-CP14, SMC-CP15, P04-CP17, P04-CP18, P04-CP19, P04-CP20 and P04-CP21</p> <p>The woodland would have land-take of 6% of the total area. Impacts on boundary features, access and drainage can be mitigated. It is assessed that the impact of the proposed scheme on the woodland would not be significant.</p>	Slight/ Moderate
			Other	112	0.01	1					
			Total	1057	0.11	6					
Pitlochry Estate (Ref. D)	8	478	Woodland	9632	0.96	<1	low	low	Negligible/ Slight	<p><u>Summary of Pitlochry Estate</u></p> <p>Mitigation Items: SMC-CP1, SMC-CP2, SMC-CP3, SMC-CP4, SMC-CP5, SMC-CP6, SMC-CP7, SMC-CP8, SMC-CP9, SMC-CP10, SMC-CP12, SMC-CP14, SMC-CP15, P04-CP17, P04-CP18, P04-CP19, P04-CP20 and P04-CP21</p> <p>The woodland would have land-take of less than 1% of the total area. Potential for 0.55ha of woodland within land-take to be retained. Impacts on boundary features, access and drainage can be mitigated. It is assessed that the impact of the proposed scheme on the woodland would not be significant.</p>	Negligible/ Slight
			Other	10260	1.03	<1					
			Total	19826	1.98	<1					
The Forestry Commission (Ref. E)	2	n/a	Woodland	287087	28.71	n/a	low	medium	Slight/ Moderate	<p><u>Summary of The Forestry Commission</u></p> <p>Mitigation Items: SMC-CP1, SMC-CP2, SMC-CP3, SMC-CP4, SMC-CP5, SMC-CP6, SMC-CP7, SMC-CP8, SMC-CP9, SMC-CP10, SMC-CP12, SMC-CP14, SMC-CP15, P04-CP17, P04-CP18, P04-CP19, P04-CP20 and P04-CP21</p> <p>Potential for 5.97ha of woodland within land-take to be retained.</p>	Slight/ Moderate
			Other	474	0.05	n/a					
			Total	287561	28.76	n/a					

										Impacts on boundary features, access and drainage can be mitigated. It is assessed that the impact of the proposed scheme on the woodland would not be significant.	
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