

## **Consultation Statement**

- 1.** The Brancaster Parish Neighbourhood Plan Review draft 2018-2036 is a further development of the Brancaster Parish Neighbourhood Plan which became effective in November 2015. Indeed, it is a review of that plan. The 2015 version of the plan was developed through wide consultation with local people, a range of relevant organisations and this will have been confirmed as being appropriate during the processes involved in its approval by regulatory authorities at that time.
- 2.** The questionnaire for the initial Plan introduced in 2015 (see appendices 1-4 in the Draft Plan Review) formed the starting point for the Review. 135 questionnaires were returned for the 2015 plan with comments following the widespread distribution of the questionnaire. These were from a range of people: permanent residents, holiday home owners and owners of houses to let, landowners and employers in the area as well as owners of local businesses.
- 3.** In late 2017, the Parish Council discussed the need to review the Neighbourhood Plan in force and at the beginning of 2018 the decision was taken by the Parish Council to initiate a Review. Initial drafts of the Review were considered at public meetings and as a result of the comments, successive drafts were made available on the Parish Council website. In an iterative process, the Review took shape. On 16 February 2018 between 3 pm and 7 pm the draft Review was presented and available for public comment at a public meeting in Brancaster Village Hall. This date was widely publicised through the Parish Council website, the Parish News, village noticeboards and at the monthly public meetings of the Parish Council. The date was chosen to maximise the ability of second home owners to attend. In the event the attendance (33 attendees) was only slightly better than the attendance at the Regulation 14 Pre-submission Consultation for the 2015 plan. In both cases the feeling has been that people felt little need to discuss matters further and were happy with the direction of travel. All comments were taken into account into developing the emerging Review which has continued to be available on the Parish Council website. A number of consultative meetings with the Borough Council Planning Department resulted gave additional advice and, again with the help of the Borough Council, a ‘Health Check’ was undertaken and a report issued on 16<sup>th</sup> January 2019. This proved constructive and subsequently resulted in further amendments to the Plan Review.
- 4.** The emerging draft Plan Review, including a statement of the modifications to the 2015 Neighbourhood Plan, was submitted to the Borough Council for an initial SEA/HRA screening opinion based on the information provided by the Parish Council. They consulted the statutory Consultees (Environmental Agency, Natural England and Historic England) and issued a final screening decision on 4<sup>th</sup> March 2020. It concluded that ‘After careful consideration and on balance the Borough Council agrees with the opinions of the statutory bodies and therefore: The Brancaster Neighbourhood Plan Review does not require a Strategic Environmental Assessment (SEA)’ and ‘The Brancaster Neighbourhood Plan Review does not require a Habitats Regulation Assessments (HRA).’ The full response can be found in Appendix 5.

5. There have been unexpected and unfortunate delays in generating this Plan Review and at no time has this been felt more keenly than as a consequence of the pandemic of 2020 and the challenges it has presented. Arrangements were made to conduct the Regulation 14 Pre-Submission Consultation between March 2<sup>nd</sup> 2020 and April 14<sup>th</sup> 2020 (a Tuesday because Monday was a Bank holiday). During this phase, the draft Plan Review, together with response forms for comment, was available on the Parish Council website. Printed versions of the draft Plan Review and response forms for comment were available at the Post Office in Brancaster, St Mary's churches in both Brancaster and Burnham Deepdale and Hunstanton Library. A public meeting was planned for April 9<sup>th</sup> 2020 when the policies resulting from the draft Plan Review together with attached notes would be available to the public for discussion with members of the Parish Council and those involved with the modifications: the comments gained to be taken into account in developing the Plan Review. The Consultation Bodies listed in paragraph 1 of Schedule 1 of the Regulation 14 Consultation Bodies for Neighbourhood Plans in King's Lynn & West Norfolk were contacted with this consultation as well as other nominated local contacts (see Public Notice and letter to Consultees at Appendix 6.1).

6. Following the escalation of the coronavirus in mid-March 2020, it became clear from guidance provided by the Government and the Borough Council that neighbourhood plan activity was being postponed. Consequently, the meeting planned for April 9<sup>th</sup> 2020 was postponed and the period for the Consultation was extended with no fixed timelines. A notice to this effect was circulated on 17<sup>th</sup> March (see Appendix 6.2). It was made clear that the consultative process was continuing electronically and by post. Further guidance was provided on 20<sup>th</sup> May 2020 by the Borough Council and, after further consultation, the decision was taken by the Parish Council to cancel the Public Meeting, which is not a requirement under Regulation 14 Consultations, extend the period for Consultation until 29<sup>th</sup> June 2020 and to notify all consultees accordingly as well as the local community through village noticeboards, the Parish Council website, on-line Nextdoor & Brancaster Community Assistance Page (see Appendix 6.3). This extension of 11 weeks to the initial 6-week period was felt to be appropriate and sufficient for all consultees and local residents to have had a fair opportunity to respond to the Consultation on the modifications associated with Draft Neighbourhood Plan Review.

## **Consultees.**

7. The following Consultation Bodies were considered and, unless indicated as not applicable, they were all sent the draft Plan Review and the response document. By sending the draft Plan Review and the response document to a greater number of organisations than in 2015, it was felt that it minimised the risk of an organisation/individual being ignored or sidelined even if their interest might appear to be at best marginal. The wide circulation also aimed to offset to a degree our inability to hold public gatherings of any nature due to the pandemic guidelines in force. The final closing date for responses was June 29<sup>th</sup> 2020.

In the following list of consultees, those statements and names in italics are taken directly from Schedule 1 – Consultation Bodies for Neighbourhood development plans of the NP regulations. Comments and names in standard type are additions.

a) *The Mayor of London.*

Brancaster is not a London Borough and therefore this is not applicable.

b) *Local Planning Authority, County Council or Parish Council any part of whose area adjoins the area of the Local Planning Authority*

The Borough Council of King's Lynn and West Norfolk and Norfolk County Council were consulted together with the adjoining Local Parishes of Titchwell, Thornham, Burnham Market, Docking, Wells-next-the-Sea and Holme-next-the-Sea. Regional County and Borough Councillors.

The draft Review was also sent to *Breckland Council, North Norfolk Borough Council, Fenland District Council, South Holland District Council, Forest Heath District Council, Suffolk County Council, Cambridgeshire County Council, Cambridgeshire and Peterborough Combined Authority, East Cambridgeshire District Council and Lincolnshire County Council.*

c) *The Coal Authority*

Not applicable to this area.

d) *The Homes and Communities Agency – Homes England.*

e) *Natural England*

Although the Review will not have an impact upon protected species and area environmental designations, it was felt relevant to consult with Natural England in view of the designations on the surrounding area. A copy of the Review was also submitted to the National Trust for comments.

f) *The Environment Agency*

g) *English Heritage*

Although Policy 8 is virtually unchanged, it was felt necessary to consult English Heritage.

h) *Network Rail*

Although there are no railways in the Parish, Network Rail was included as a consultee.

i) *Highways Agency*

Although there are no trunk roads in this parish, the stress on the infrastructure given the growth of houses suggests the consultation is appropriate.

j) *The Marine Management Organisation*

The draft Review does not impinge on the offshore and fringe of coasts interests of the Marine Management Organisation.

k) *Electronic Communications: BT Group PLC, CTIL (Vodafone and Telefonica), MNBL (EE and Three), Three.*

l) i) *Health Authorities: QEHL, NHS England, West Norfolk CCG.*

ii) *Power Authorities: UK Power Networks.*

iii) *National Grid*

iv) *Anglian Water*

m) *Voluntary Bodies: Community Action, Norfolk Wildlife Trust, RSPB (Titchwell), CPRE, The Robert Smith Trust (Almshouse & Educational Trust, Brancaster).*

n) *Equality and Human Rights Commission*

There are no bodies locally which represent different racial, ethnic or national groups in the neighbourhood area.

o) *Bodies that represent the interests of different religious groups in the neighbourhood area.* The Rector of the Anglican Saxon Shore Benefice which includes the churches in Brancaster Parish.

p) *Bodies that represent the interests of persons carrying on business in the neighbourhood area: The Norfolk Chamber of Commerce, New Anglia LEP, GCGP LEP, Brancaster Garage Ltd., E. F. Snelling & Son (Brancaster Staithe), Fisherman Society, The Ship Hotel, The White Horse (Brancaster Staithe), The Jolly Sailors Public House, The Manor House Hotel*

(Titchwell), Briarfields Hotel (Titchwell), The Brancaster Village Hall, Brancaster Staithe Village Hall, Jason Borthwick (landowner and local businessman), Nisa Local (Burnham Deepdale).

There are no representative bodies of this type locally so local businesses were consulted individually as well as those listed in the Schedule.

q) *Bodies which represent the interests of disabled persons in the neighbourhood plan.* There are no bodies of this nature in the parish.

r) *Additional bodies on the Local Plan Consultee List.*

- *Water Management Alliance*
- *Sporting Bodies: Sport England, Royal West Norfolk Golf Club, Brancaster Staithe Sailing Club.*
- *HSE Local*
- *Norfolk Constabulary*
- *The Office of Rail and Road*
- *KL Civic Society*
- *Hunstanton Civic Society*
- *Forestry Commission.*

## Issues and Concerns arising from the consultation.

8. The written responses to the pre-submission consultation are summarised in table 8.1. The response from KLWNBC is set out separately at 8.2.

### 8.1 FEEDBACK AND CONSULTATION RESPONSES CHART MODIFIED NEIGHBOURHOOD PLAN; PRE-SUBMISSION RESPONSES

| Consultee                                      | Reply Format  | Comments                                                                                                                                                                                                                                                                                                                                                                    | Responses                                                                                                                       | Action                       |
|------------------------------------------------|---------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------|------------------------------|
| Second Home Owner                              | Response Form | 'I support the observations made by the PC and seek to emphasise the concern about traffic congestion on Mill Hill and the A149 junction by the church. Yellow lines are now needed in various places to allow for free-flowing traffic. Further development will only worsen the position.'                                                                                | During 2018/19 the Parish Council reviewed with Highways the present position.                                                  | Parish Council to follow up. |
| Highways England (Connor Harrison)             | Response Form | 'The following is unlikely to have severe impact on the strategic road network. We therefore off (sic) no comment in this case'                                                                                                                                                                                                                                             | Noted                                                                                                                           | None                         |
| UK Power (Dale Harrison)                       | Response Form | 'I am Power Networks' Planning Engineer for the Brancaster area; hence your correspondence has been passed to me. I don't have any comments to make in respect of your local plan.'                                                                                                                                                                                         | Noted                                                                                                                           | None                         |
| Anglian Water Services Ltd. (Stewart Patience) | Response Form | 'Policy 2. Reference is made to use of permeable paving wherever possible. Anglian Water fully supports the use (of) Sustainable Drainage Systems forming an integral part of new development proposals. We would ask that it is considered at all scales including the use of permeable surfaces together with other suitable measures not limited to hard landscaping and | This response is in line with the thrust of the comment in the Plan Review. Reconsider further and clarify in text of Policy 2. | Amend Policy 2.              |

|                                                              |                                      |                                                                                                                                                                                                                                                                                                                 |                                           |      |
|--------------------------------------------------------------|--------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------|------|
| Fleur Developments                                           | Tel. Call                            | <p>the use of buildings e.g. green roofs.</p> <p>The design principles referred to in Policy 2 appear to be focused on proposals for residential development within the plan area. We would therefore suggest that it should be made clear if this is the intention.'</p> <p>No comments. Queries answered.</p> | Noted                                     | None |
| Water Management Alliance (Yvonne Smith)                     | Response Form                        | 'Brancaster does not fall within the jurisdiction of any of the member Boards of the WMA, therefore we have no comments.'                                                                                                                                                                                       | Noted                                     | None |
| Andrew Jamieson (County Councillor)                          | Cc of reply to Naomi Chamberlain NCC | 'I am entirely in support of this comprehensive and articulate review. My only comment would be that the Borough Council should take considerably more notice of the key Policy Notices and aspirations that sit behind them than they have done heretofore.'                                                   | Noted. NCC have yet to submit a response. | None |
| Holme-next-the-Sea Parish Council. (Dave Watkins: The Clerk) | By email                             | 'I have no comments at this time'                                                                                                                                                                                                                                                                               | Noted                                     | None |

**8.2 The response from KLWNBC.** The Parish Council’s responses and actions are annotated in red.

| Borough Council comments on<br>Draft Brancaster NP Review (March/April 2020) |             |                                                                                                                                                                                                                                                                                                                                                             |
|------------------------------------------------------------------------------|-------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Pg                                                                           | Item        | Comment                                                                                                                                                                                                                                                                                                                                                     |
|                                                                              | General     | <ul style="list-style-type: none"> <li>• Overall, the plan is presented well and set out logically.</li> <li>• The policies are clearly distinguishable from the supporting text and other parts of the plan.</li> <li>• It is encouraging to see that you have taken on board the majority of the points raised through the early health check.</li> </ul> |
|                                                                              | Front Cover | <ul style="list-style-type: none"> <li>• Good to see that the front cover provides the plan period</li> </ul>                                                                                                                                                                                                                                               |
|                                                                              | Background  | <ul style="list-style-type: none"> <li>• This provides clear and succinct information</li> </ul>                                                                                                                                                                                                                                                            |
|                                                                              | Maps        | <ul style="list-style-type: none"> <li>• Great use of the clear and detailed maps, particularly to illustrate the development boundary, Local Plan allocations, and the conservation area</li> </ul>                                                                                                                                                        |

**Borough Council comments on  
Draft Brancaster NP Review (March/April 2020)**

| Pg | Item                                                                                  | Comment                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |
|----|---------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|    | Policy 1: Appropriate Housing<br>&<br>Policy 6: Affordable/<br>Shared Ownership Homes | <ul style="list-style-type: none"> <li>The BC has commissioned a new Housing Needs Assessment (HNA) for the Borough which will replace the 2014 Strategic Housing Market Assessment (SHMA). This has almost been completed, once available we will of course share this with you.</li> <li>Worth considering the following information with regard to First Homes although clearly not policy yet:<br/><a href="https://www.gov.uk/government/consultations/first-homes">https://www.gov.uk/government/consultations/first-homes</a></li> </ul> <p align="center"><u>Response: noted and reference included in Policies</u></p> |
|    | Policy 7: Development of Shops, Workshops &<br>Business Units                         | <ul style="list-style-type: none"> <li>We suggest you change the reference to the BC's Core Strategy to the BC's Local Plan</li> </ul> <p align="center">Response: noted and amended</p>                                                                                                                                                                                                                                                                                                                                                                                                                                        |



| Borough Council comments on<br>Draft Brancaster NP Review (March/April 2020) |                                                                              |                                                                                                                                                                                                                                                                                                                                                                                                              |
|------------------------------------------------------------------------------|------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Pg                                                                           | Item                                                                         | Comment                                                                                                                                                                                                                                                                                                                                                                                                      |
|                                                                              | Policy 8: Protection of Heritage Assets & Views                              | <ul style="list-style-type: none"> <li>• A lot of work has gone into bringing this policy to life, the many maps and photographs work really well in combination with the Plan. The map with the views marked on and photographs is an excellent approach.</li> <li>• Minor suggestion is within the policy to give the two churches their name and listed status<br/>Response: noted and amended</li> </ul> |
|                                                                              | Policy 9: Rural Exception Housing                                            | <ul style="list-style-type: none"> <li>• Some of the supporting text could be incorporated within the actual policy as it reads like it is a key part of it<br/>Response: noted and redrafted</li> </ul>                                                                                                                                                                                                     |
|                                                                              | Policy 10: Protection & Enhancement of the Natural Environment and Landscape | <ul style="list-style-type: none"> <li>• Great to see a map identifying the common</li> <li>• Would suggest that a map of the AONB in relation to the settlements would provide useful additional information</li> </ul> <p>Response: noted and ANOB map added</p>                                                                                                                                           |
|                                                                              | Modifications Statement                                                      | <ul style="list-style-type: none"> <li>• This is excellent.<br/>Response: Updated to align with amendments to policies</li> </ul>                                                                                                                                                                                                                                                                            |

## Conclusion.

**9.** This Consultation Statement has been written to meet the requirements set out in Regulation 15 of the Neighbourhood Planning (General) Regulations. It provides a full account of the consultation activities involved. Since this Neighbourhood Plan Review is based on the Neighbourhood Plan of November 2015, it inevitably draws on surveys and consultations that were conducted earlier than the timing of the decision taken by the Parish Council to review the 2015 plan. Indeed, this Review is a continuum of the thinking and interest this community has in the future of the settlements so that they continue to thrive in this parish. The modifications as stated are not radical but build on the work of the previous Parish Council which sought to bring greater clarity to the policies which then pertained.

**10.** Throughout the process, the strategy has aimed to maintain inclusivity and reach and listen to all sections of the local and regional community. It endeavours to be acceptable to all stakeholders and is strongly grounded in the views of the community which have been transmitted by various means, from meetings of the Parish Council and from those who have been led through the process via the website. The view is that the limited written response to the Pre- Submission consultation, extended by some 11 weeks, cannot be laid solely at the door of the pandemic. Rather it is a reflection of the general approval of the community to the direction of travel that has driven the creation of this Neighbourhood Plan Review.

**11.** Throughout the process of generating the modifications, the Borough Council have provided valuable advice and support at each stage. In particular the Health Check carried out by Ann Skippers proved to be a focal point in shaping the Review correctly. By commenting on each stage of the modifications of the policies, the Borough have ensured that they are sound, appropriate and fit for purpose.

**12.** The final structure of the Neighbourhood Plan Review is in three parts – the Policies and Modifications, the Basic Conditions Statement and the Consultation Statement. Many modifications are slight and the intention has been to provide greater clarity to those policies in the original plan which continued to be of concern to a majority of the community. Having reached this point, the Parish Council feels confident that it has met the requirements of the necessary Regulations and that the resulting Neighbourhood Plan Review will be owned by the community and is entirely consistent with the thrust of the Localism Agenda.

## **Appendix 5**

BCKLWN Screening Report for emerging Brancaster Neighbourhood Plan Review.

**Borough Council of King's Lynn & West Norfolk screening report of the requirements for a Strategic Environmental Assessment (SEA) and Habitats Regulation Assessment (HRA) for the emerging Brancaster Neighbourhood Plan Review**

**March 2020**

Borough Council of  
**King's Lynn &  
West Norfolk**



**Borough Council of King's Lynn & West Norfolk preliminary screening report for a Strategic Environmental Assessment (SEA) and Habitats Regulation Assessment (HRA) for the emerging Brancaster Neighbourhood Plan**

**1. Introduction**

- 1.1 This screening report is designed to determine whether or not the content of the emerging Brancaster Neighbourhood Plan Review requires a Strategic Environmental Assessment (SEA) in accordance with the European Directive 2001/42/EC and associated Environmental Assessment of Plans and Programmes Regulations 2004. A SEA would be required if the implementation of the contents of the Neighbourhood Plan are likely to cause significant environmental effects.
  
- 1.2 This report will also determine whether or not the contents of the Neighbourhood Plan require a Habitats Regulations Assessment (HRA) in accordance with Article 6 (3) of the EU Habitats Directive and with Regulation 61 of the Conservation of Habitats and Species Regulations 2010 (as amended). A HRA would be required when the implementation of the contents of the Neighbourhood Plan are likely to cause significant negative effects on a designated protected European Site (Natura 2000 sites).
  
- 1.3 This report is based upon the screening opinion request and information provided on the emerging content of the Plan as provided by the Parish Council and the screening opinion consultation responses subsequently received from the Environment Agency, Historic England and Natural England.
  
- 1.4 To avoid any doubt, this does not affect the Borough Council's obligation to provide further advice on later stages of the emerging Neighbourhood Plan/SEA process which may subsequently arise if there are changes to the plan's content that could have an adverse effect upon the environment.

## 2. Legislative Background

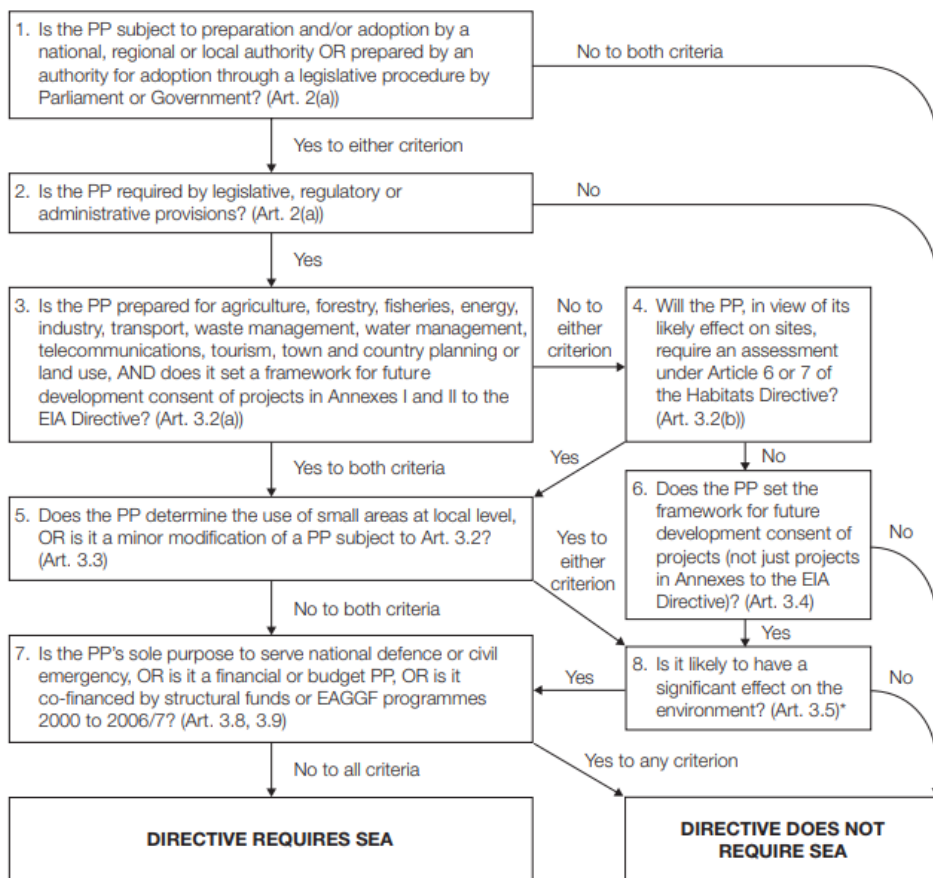
- 2.1 **Strategic Environmental Assessment (SEA)** - The European Directive 2001/42/EC is the basis for Strategic Environmental Assessments and Sustainability Appraisal legislation, which was transposed into English law by the Environmental Assessment of Plans and Programmes Regulations 2004, or SEA Regulations.
- 2.2 If a neighbourhood plan is likely to cause significant negative environmental effects, it is necessary to undertake a SEA assessment in line with the SEA regulations. To fulfil the legal requirements to identify if a neighbourhood plan requires a SEA; a screening for a SEA has to be undertaken.
- 2.3 **Habitat Regulation Assessment (HRA)** - It is required by Article 6 (3) of the EU Habitats Directive and by regulation 61 of the Conservation of Habitats and Species Regulations 2010 (as amended) that an appropriate assessment is carried out with regard to the Conservation Objectives of the European Sites and with reference to other plans and projects to identify if any significant effect is likely for any European Site.
- 2.4 To fulfil the legal requirements to identify if likely significant effects will occur with the implementation of a neighbourhood plan upon the European Sites (Natura 2000 sites) a screening assessment has been undertaken.

### 3. SEA Preliminary Screening

- 3.1 The process for determining whether or not a SEA is required is called screening. The SEA screening is a two stage interrelated process. The first part considers the Neighbourhood Plan against the SEA assessment flow chart set out in the national guidance "A Practical Guide to the Strategic Environmental Assessment Directive", (Paragraph 2.18, Figure 2, ODPM, 2005). The second part of the assessment is required in order to answer specific questions contained in the above, specifically question 8 and considers whether the Neighbourhood Plan is likely to have a significant effect on the environment, using criteria drawn from the EU SEA Directive and Schedule 1 of the UK Environmental Assessment of Plans and Programmes Regulations 2004.
- 3.2 The regulations state that before making a determination the three statutory consultation bodies must be consulted. Accordingly they have been consulted upon the Borough Council's preliminary opinion and their comments have been taken into consideration within this screening report.
- 3.3 The process taken follows the application of the SEA Directive as set out in Figure 2 of 'A practical guide to the Strategic Environmental Assessment Directive' followed by application of the criteria determining the likely significance of effects referred to in Article 3(5) of Directive 2001/42/EC (Annex 11) and Schedule 1 of the UK Environmental Assessment of Plans and Programmes Regulations 2004 (see the next page):

**Figure 2 – Application of the SEA Directive to plans and programmes**

This diagram is intended as a guide to the criteria for application of the Directive to plans and programmes (PPs). It has no legal status.



\*The Directive requires Member States to determine whether plans or programmes in this category are likely to have significant environmental effects. These determinations may be made on a case by case basis and/or by specifying types of plan or programme.

Table 1: Criteria for determining the likely significance of effects

1. The characteristics of plans and programmes, having regard, in particular, to
  - the degree to which the plan or programme sets a framework for projects and other activities, either with regard to the location, nature, size and operating conditions or by allocating resources
  - the degree to which the plan or programme influences other plans and programmes including those in a hierarchy
  - the relevance of the plan or programme for the integration of environmental considerations in particular with a view to promoting sustainable development, - environmental problems relevant to the plan or programme
  - the relevance of the plan or programme for the implementation of Community legislation on the environment (e.g. plans and programmes linked to waste management or water protection)
  
2. Characteristics of the effects and of the area likely to be affected, having regard, in particular, to
  - the probability, duration, frequency and reversibility of the effects,
  - the cumulative nature of the effects
  - the trans-boundary nature of the effects
  - the risks to human health or the environment (e.g. due to accidents)
  - the magnitude and spatial extent of the effects (geographical area and size of the population likely to be affected)
  - the value and vulnerability of the area likely to be affected due to:
    - special natural characteristics or cultural heritage
    - exceeded environmental quality standards or limit values
    - intensive land-use
  - the effects on areas or landscapes which have a recognised national, Community or international protection status

Source: Annex 11 of SEA Directive 2001/42/EC and Schedule 1 of the UK Environmental Assessment of Plans and Programmes Regulations 2004



#### 4. Assessment

##### 4.1 Application of the SEA Directive to plans and programmes:

| Stage                                                                                                                                                                                                                                                                                                                                          | Yes/No | Reason                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1. Is the Neighbourhood Plan subject to preparation and/or adoption by national, regional or local authority OR prepared by an authority for adoption through a legislative procedure by Parliament or Government? (Art. 2(a))                                                                                                                 | Yes    | <p>The preparation and adoption of the Neighbourhood Plan is allowed under the Town and Country Planning Act 1990 as amended by the Localism Act 2011. The Neighbourhood Plan is being prepared by the Parish Council (as the “relevant body”) and will be “made” by the Borough Council of King’s Lynn and West Norfolk as the Local Authority subject to passing an independent examination and community referendum. The preparation of Neighbourhood Plans are subject to the following regulations (not intended to be a complete list):</p> <ul style="list-style-type: none"> <li>• The Neighbourhood Planning (General) Regulations 2012</li> <li>• The Neighbourhood Planning (referendums) Regulations 2012</li> <li>• the Neighbourhood Planning (General)(Amendment) Regulations 2015</li> <li>• the Neighbourhood Planning (General)and Development Management Procedure (Amendment) Regulations 2016</li> <li>• The Neighbourhood Planning (General) and Development Management Procedure (Amendment) Regulations 2017</li> </ul> |
| 2. Is the Neighbourhood Plan required by legislative, regulatory or administrative provisions? (Art. 2(a))                                                                                                                                                                                                                                     | Yes    | <p>Whilst the Neighbourhood Plan is not a requirement of the Town and Country Planning Act as amended by the Localism Act 2011, it will be “made” and eventually form part of the Development Plan for the Borough. These are directed by legislative processes and it is important that the screening process considers whether it is likely to have significant environmental effects and hence whether SEA is required under the Directive.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| 3. Is the Neighbourhood Plan prepared for agriculture, forestry, fisheries, energy, industry, transport, waste management, water management, telecommunications, tourism, town and country planning or land use, AND does it set a framework for future development consent of projects in Annexes I and II to the EIA Directive? (Art 3.2(a)) | Yes    | <p>A Neighbourhood Plan can include these policy areas and could provide, at a Neighbourhood Area level, the framework for development that would fall within Annex II of the EIA Directive. Developments that fall within Annex I are ‘excluded’ development for Neighbourhood Plans (as set out in the Localism Act 2011 and Section 61(k) of the Town and Country Planning Act 1990 (as subsequently amended).</p> <p>The Neighbourhood Plan is being prepared to set out a framework for town and country planning and land use</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |

|                                                                                                                                                                                                                                              |     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|                                                                                                                                                                                                                                              |     | <p>within the Parish of Brancaster. Its intention is to complement the higher order strategic framework that already exists for land use planning across the Borough.</p> <p>The strategic framework for development is set by the adopted Core Strategy (2011) and the Site Allocations and Development Management Policies Plan (2016) of the Borough Council of King's Lynn and West Norfolk. The Neighbourhood Plan seeks to align and be in general conformity with these. The Neighbourhood Plan does not anticipate being the tool to manage development of the scale and nature envisaged by Annex I and Annex II of the EIA Directive.</p> |
| 4. Will the Neighbourhood Plan, in view of its likely effect on sites, require an assessment for future development under Article 6 or 7 of the Habitats Directive? (Art. 3.2(b))                                                            | No  | A Neighbourhood Plan could potentially have impacts on sites covered by the Habitats Directive. The Neighbourhood Plan is not proposing to make site allocations for residential housing or business purposes. Please see Section 4 of this report for further detail.                                                                                                                                                                                                                                                                                                                                                                              |
| 5. Does the Neighbourhood Plan determine the use of small areas at local level, OR is it a minor modification of a plan or project subject to Art. 3.2? (Art. 3.3)                                                                           | No  | Whilst a Neighbourhood Plan can determine the use of small areas at a local level. The Neighbourhood Plan for Brancaster appears to be in conformity with the Borough's Local Plan and proposals could be described as minor.                                                                                                                                                                                                                                                                                                                                                                                                                       |
| 6. Does the Neighbourhood Plan set the framework for future development consent of projects (not just projects in annexes to the EIA Directive)? (Art. 3.4)                                                                                  | Yes | Once "made" a Neighbourhood Plan forms part of the statutory Development Plan and will be used by the Borough Council of King's Lynn and West Norfolk in the determination of planning applications. The intention is that the Neighbourhood Plan will provide a land use policy framework for future development at a local level.                                                                                                                                                                                                                                                                                                                 |
| 7. Is the plan or programme's sole purpose to serve the national defence or civil emergency, OR is it a financial or budget plan or programme, OR is it co-financed by structural funds or EAGGF programmes 2000 to 2006/07? (Art. 3.8, 3.9) | No  | Does not apply to a Neighbourhood Plan.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
| 8. Is it likely to have a significant effect on the environment? (Art. 3.5)                                                                                                                                                                  | No  | The Neighbourhood Plan seeks general conformity with the adopted Core Strategy (2011) and the Site Allocations and Development Management Policies Plan (2016) Development Plan Documents and has regard to the emerging Local Plan review. From the application of criteria for determining the likely significant effects below it is considered it is unlikely that there will be significant effect.                                                                                                                                                                                                                                            |

4.2 SEA Screening Stage 2: SEA Directive Article 3(5) Annex II – Application of Criteria for determining the likely significance of effects of a Neighbourhood Plan:

| Criteria in Annex 11 of the SEA Directive                                                                                                                                                                   | Response                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               | Is there a significant effect   |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------|
| <b>(1) Characteristics of the plan and programmes, having regard in particular, to:</b>                                                                                                                     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |                                 |
| <p>The degree to which the plan or programme sets a framework for projects and other activities, either with regard to the location, nature, size, and operating conditions or by allocating resources;</p> | <p>The strategic framework for development is set by the adopted Local Plan of King’s Lynn and West Norfolk Borough Council which currently comprises the Core Strategy (2011) and the Site Allocations and Development management Policies Plan (2016). The Borough Council are currently in the process of reviewing the Local Plan.</p> <p>The Neighbourhood Plan seeks to align and be in general conformity with this.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                        | No                              |
| <p>The degree to which the plan or programme influences other plans or programmes including those in a hierarchy;</p>                                                                                       | <p>The Neighbourhood Plan will be adopted alongside the higher order Local Plan and form part of the Borough’s Development Plan. The Neighbourhood Plan will expand upon some of the Local Plan and emerging Local Plan policies, providing supplementary information on a local scale.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | No                              |
| <p>The relevance of the plan or programme for the integration of environmental considerations in particular with a view to promoting sustainable development;</p>                                           | <p>The basic conditions which a Neighbourhood Plan must meet (summarised):</p> <ul style="list-style-type: none"> <li>• having regard to national policies and advice / guidance</li> <li>• having special regard to the desirability of preserving any listed building or its setting or any features of special architectural or historic interest that it possesses</li> <li>• having special regard to the desirability of preserving or enhancing the character or appearance of any conservation area</li> <li>• contributes to the achievement of sustainable development.</li> <li>• is in general conformity with the strategic policies contained in the development plan for the area</li> <li>• does not breach, and is otherwise compatible with, EU obligations.</li> <li>• prescribed conditions are met in relation to the plan and prescribed matters have</li> </ul> | No anticipated negative effects |

|                                                                                                                                                                                       |                                                                                                                                                                                                                                                                                                                                                                                             |                                  |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------|
|                                                                                                                                                                                       | <p>been complied with in connection with the proposal for the neighbourhood plan</p> <ul style="list-style-type: none"> <li>the plan does not breach the requirements of Chapter 8 of Part 6 of the Conservation of Habitats and Species regulations 2017</li> </ul> <p>The emerging plan is very much seeking to meet these and be in conformity with higher level plans and the NPPF.</p> |                                  |
| Environmental problems relevant to the plan or programme;                                                                                                                             | There are not considered to be any significant environmental problems which are specific to the area, above and beyond those considered and addressed in the Local Plan.                                                                                                                                                                                                                    | No anticipated negative effects. |
| The relevance of the plan or programme for the implementation of community legislation on the environment (e.g. plans and programmes linked to waste management or water protection). | The implementation of community legislation is unlikely to be significantly compromised by the Neighbourhood Plan                                                                                                                                                                                                                                                                           | No                               |
| <b>(2) Characteristics of the effects and of the area likely to be affected, having regard, in particular, to:</b>                                                                    |                                                                                                                                                                                                                                                                                                                                                                                             |                                  |
| The probability, duration, frequency, and reversibility of the effects;                                                                                                               | Whilst the Neighbourhood Plan envisages further small-scale windfall and infill housing development taking place. These are of a modest scale considered to be proportionate and reasonably related to the existing village.                                                                                                                                                                | No                               |
| The cumulative nature of the effects;                                                                                                                                                 | It is considered unlikely that the degree of development which may occur would be similar to that if the Plan wasn't in place. Whilst both the Neighbourhood Plan and Local Plan review are being prepared, the Local Plan review will be subject to full SEA including SA and Habitats Regulations.                                                                                        | No                               |
| The trans-boundary nature of the effects;                                                                                                                                             | The emerging Neighbourhood Plan policy areas provide supplementary policy areas on a local scale. The impacts beyond the parish are unlikely to be significant.                                                                                                                                                                                                                             | No                               |
| The risks to human health or the environment (e.g. due to accidents);                                                                                                                 | The Neighbourhood Plan is unlikely to produce any significant effects in relation to this criterion.                                                                                                                                                                                                                                                                                        | No                               |

|                                                                                                                                                                                                                                                                                                |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |           |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|
| <p>The magnitude and spatial extent of the effects (geographical area and size of the population likely to be affected);</p>                                                                                                                                                                   | <p>The Neighbourhood Plan covers the Parish of Brancaster. The 2011 census recorded the population at 797 and the Parish covers an area of 2,143 ha. In comparison the Borough of King's Lynn and West Norfolk is 152,760 ha and has population of 147,451 (2011 census).</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | <p>No</p> |
| <p>The value and vulnerability of the area likely to be affected due to:</p> <ul style="list-style-type: none"> <li>i) Special natural characteristics or cultural heritage;</li> <li>ii) Exceeded environmental quality standards or limit values</li> <li>iii) Intensive land use</li> </ul> | <ul style="list-style-type: none"> <li>i) The Plan Area does contain the Brancaster Conservation Area and a number of listed buildings. Including the nationally important Grade 1 Listed The Church of St. Mary the Virgin. There is also the Roman fort (Branodunum) which is Scheduled Monument. There are a number of further listed buildings. However, through listing, National Policy, the Local Plan and the emerging Neighbourhood Plan the appropriate level of protection to these historic assets and their settings is afforded. The Neighbourhood Plan by virtue of the "basic conditions" will conform to the existing Development Plan, which provides protection to environmental characteristics across the Borough to ensure that they are not vulnerable to significant impacts from development.</li> <li>ii) The Neighbourhood Plan is unlikely to result in exceedance of environmental quality standards, such as those relating to air, water, and soil quality.</li> <li>iii) The Neighbourhood Plan is unlikely to bring forward development of an extent that would result in a significant intensification of Local land use</li> </ul> | <p>No</p> |
| <p>The effects on areas or landscapes which have a recognised national, Community or international protection status</p>                                                                                                                                                                       | <p>Whilst the Neighbourhood Plan area includes areas of significant historic and environmental interest. The Neighbourhood Plan is seeking to protect these and be in conformity with higher level plans and national policy.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | <p>No</p> |

## 5. Habitat Regulations

5.1 The Habitats Regulations Assessment (HRA) refers to the assessment required for any plan or project to assess the potential impacts against the conservation objectives of Natura 2000 wildlife sites. The assessment must determine whether the plans would adversely affect, or are likely to affect, the integrity of a site(s) in terms of its nature conservation objectives. Where negative effects are identified other options should be examined to avoid any potential damaging effects.

5.2 The HRA process is generally divided into three stages. The initial stage of the HRA process is called the screening stage and determines if there are any likely significant effects or risk of significant effects possible as a result of the implementation of the plan. If there are significant effects the plan will need to undertake an Appropriate Assessment. The screening process should provide a description of the plan and an identification of the Natura 2000 sites which may be affected by the plan and assess the significance of any possible effects on the identified sites.

5.3 Designated Sites (Natura 2000 sites) within the Neighbourhood Plan Area:

- Special Area of Conservation (SAC): The Wash & North Norfolk Coast
- Special Protection Area (SPA): The Wash
- Ramsar Site (RAMS): The Wash

Other important designations within the Neighbourhood Plan Area:

- Site of Special Scientific Interest (SSSI): North Norfolk Coast
- Area of Outstanding Natural Beauty (AONB): North Norfolk Coast
- North Norfolk Heritage Coast

5.4 The Neighbourhood Plan must take this into account and ensure that policies are consistent with the designation objectives.

5.5 The emerging Brancaster Neighbourhood Plan review appears very much seeks to be in conformity with the Local Plan and National Policy. It does not seek to make any site allocations for further housing. The policies within the emerging Neighbourhood Plan review are unlikely to have an impact upon the designated sites.

5.6 A 'Habitats Regulations Assessment of Detailed Policies and Sites Plan: Site Allocations and Development Management Policies – Proposed Submission Document' was carried out and published in September 2015 by Wild Frontier Ecology to support the Local Plan (Site Allocations and Development Management Policies 2016). This considered the impacts of the housing growth arising from the Local Plan and the likely significant impacts upon the Natura 2000 sites.

5.7 After careful consideration and on balance based upon information provided, and given that the Neighbourhood Plan will be in general conformity with the Local Plan and no further housing allocations are proposed it is considered unlikely that a HRA will need to be undertaken. In general, it is noteworthy, that if a HRA is necessary automatically also a SEA has to be undertaken.

## 6. Screening Outcome

6.1 The Borough Council prepared a preliminary screening opinion. The statutory bodies, the Environment Agency, Historic England and Natural England, as required within the SEA and HRA screening process, were consulted upon this (04/02/2020 – 04/03/2020). The consultation responses of the statutory bodies have underpinned the Local Planning Authority's evaluation and conclusions. The statutory bodies' consultation responses are appended in full to this report.

6.2 The assessments contained within this report are based upon the Borough Council's preliminary screening opinion and the consultation responses received from the statutory bodies. They clearly identify that, based upon the information available; there is not the potential for significant environmental effects to arise from the implementation of the proposals in the emerging Neighbourhood Plan review for Brancaster.

6.3 After careful consideration and on balance the Borough Council agrees with the opinions of the statutory bodies and therefore:

**The Brancaster Neighbourhood Plan review does not require a Strategic Environmental Assessment (SEA).**

**The Brancaster Neighbourhood Plan review does not require a Habitats Regulation Assessments (HRA).**

6.4 This report is based on the screening request made by the Parish Council. The Neighbourhood Plan at this stage is emerging. The outcome of this screening report will be subject to review by Natural England, Historic England and the Environment Agency. The screening opinion and report may also need to be reviewed if changes are made to the Neighbourhood Plan.

6.5 This report will be issued to the Parish Council, and in line with the requirements, Historic England, Natural England and the Environment Agency. A copy of the report must also be submitted with the Neighbourhood Plan proposal and made available to the independent examiner.



**Report agreed by:**

.....

**Geoff Hall, Executive Director Environment and Planning**

.....

**Date**

## Appendix: Statutory Body Consultation Responses

### Natural England:

Dear Alex

Thank you for consulting Natural England.

Based on the documents provided, it is Natural England's understanding that there are no housing allocations included within Brancaster Neighbourhood Plan and that it is in general conformity with King's Lynn and West Norfolk Borough Council's emerging Local Plan. On this basis we agree with the conclusions of the HRA and SEA.

Many thanks  
Victoria

Sustainable Development Lead Adviser  
Natural England  
2 Gilders Way, Norwich  
NR3 1UB  
Tel: 02082257617  
<https://www.gov.uk/natural-england>

## Environment Agency:

Alex,

Thank you for your request for a screening opinion.

Due to resource pressures we are no longer able to provide you with bespoke advice on screening opinions. If there is a specific issue that you require our expert advice on before issuing the screening opinion then please contact us with details and we will endeavour to assist you. We remain a statutory consultee for scoping opinions so please continue to submit these for our review and comments.

If you have any queries please do not hesitate to contact us.

Kind regards,

**Alison Craggs**

Sustainable Places Advisor

East Anglia Area (West)

Environment Agency, Bromholme Lane, Brampton, Huntingdon, Cambs. PE28 4NE

Tel: **02084745242**

Direct dial: **02077140285**



### **Does Your Proposal Have Environmental Issues or Opportunities? Speak To Us Early!**

If you're planning a new development, we want to work with you to make the process as smooth as possible. We offer a bespoke advice service where you will be assigned a project manager who be a single point of contact for you at the EA, giving you detailed specialist advice within guaranteed delivery dates. This early engagement can significantly reduce uncertainty and delays to your project. More information can be found on our website [here](#).

Please note – From 1<sup>st</sup> April 2018, our hourly charge is £100 per hour plus VAT.

## Historic England:

Dear Mr Fradley,

I am writing in relation to the following:

EIA: Environmental Impact Assessment

Brancaster Neighbourhood Plan, Brancaster, Norfolk [Case Ref. PL00680374; HE File Ref. HD/P; Your Reference. ]

Thank you for consulting Historic England about this SEA. Please find our response attached.

Yours Sincerely

Edward James

Historic Places Advisor, East of England

E-mail: [Edward.James@HistoricEngland.org.uk](mailto:Edward.James@HistoricEngland.org.uk)

Direct Dial: 01223 582746

We help people understand, enjoy and value the historic environment, and protect it for the future. Historic England is a public body, and we champion everyone's heritage, across England.

This e-mail (and any attachments) is confidential and may contain personal views which are not the views of Historic England unless specifically stated. If you have received it in error, please delete it from your system and notify the sender immediately. Do not use, copy or disclose the information in any way nor act in reliance on it. Any information sent to Historic England may become publicly available. Please read our full privacy policy (<https://www.historicengland.org.uk/terms/privacy-cookies/>) for more information.



Historic England

Mr Alex Fradley  
Borough Council of King's Lynn & West Norfolk  
King's Court  
Chapel Street  
KING'S LYNN  
Norfolk  
PE30 1EX

Direct Dial: 01223 582746

Our ref: PL00680374

28 February 2020

Dear Mr Fradley

**RE: Brancaster Neighbourhood Plan SEA Screening**

Thank you for inviting Historic England to comment on the above consultation. As the Government's adviser on the historic environment Historic England is keen to ensure that the protection of the historic environment is fully taken into account at all stages and levels of the local planning process. Therefore we welcome this opportunity to review the Screening Report for this plan. For the purposes of this consultation, Historic England will confine its advice to the question, "Is it (the Brancaster Neighbourhood Plan) likely to have a significant effect on the historic environment?". Our comments are based on the information supplied with the Screening Opinion.

The Screening Report indicates that the Council considers that the plan will not have any significant effects on the historic environment. We note that the plan does not propose to allocate any sites for development.

On the basis of the information supplied, and in the context of the criteria set out in Schedule 1 of the Environmental Assessment Regulations [Annex II of 'SEA' Directive], Historic England concurs with the Council that the preparation of a Strategic Environmental Assessment is not required.

The views of the other two statutory consultation bodies should be taken into account before the overall decision on the need for an SEA is made.

I should be pleased if you can send a copy of the determination as required by REG 11 of the Environmental Assessment of Plans and Programmes Regulations 2004.

We should like to stress that this opinion is based on the information provided by you with your correspondence dated 4 February 2020. To avoid any doubt, this does not reflect our obligation to provide further advice on later stages of the SEA process and, potentially, object to specific proposals which may subsequently arise (either as a result of this consultation or in later versions of the plan) where we consider that, despite the SEA, these would have an adverse effect upon the environment.



24 BROOKLANDS AVENUE, CAMBRIDGE, CB2 8BU

Telephone 01223 582740  
HistoricEngland.org.uk



*Historic England is subject to both the Freedom of Information Act (2000) and Environmental Information Regulations (2004). Any information held by the organisation can be requested for release under this legislation.*



Historic England strongly advises that the conservation and archaeological staff of the relevant local authorities are closely involved throughout the preparation of the plan and its assessment. They are best placed to advise on; local historic environment issues and priorities, including access to data held in the Historic Environment Record (HER), how the allocation, policy or proposal can be tailored to minimise potential adverse impacts on the historic environment; the nature and design of any required mitigation measures; and opportunities for securing wider benefits for the future conservation and management of heritage assets.

Please do contact me, either via email or the number above, if you have any queries.

Yours sincerely,

A handwritten signature in black ink that reads "E. James". The signature is written over a faint, repeating watermark of the words "electronic" and "eter".

Edward James  
Historic Places Advisor, East of England  
Edward.James@HistoricEngland.org.uk

cc:



24 BROOKLANDS AVENUE, CAMBRIDGE, CB2 8BU

Telephone 01223 552749  
HistoricEngland.org.uk



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## Appendix 6

### 6.1

#### PUBLIC NOTICE

#### BRANCASTER NEIGHBOURHOOD PLAN

#### PRE-SUBMISSION CONSULTATION

The current Neighbourhood Plan was brought into force on 30<sup>th</sup> November 2015. In 2018 the Parish Council decided to review this plan. The review has reached a stage where, in accordance with the 2011 Localism Act and any subsequent amendments and additions to legislation, Brancaster Parish Council announces that the Pre-submission Draft Review of the Neighbourhood Plan will be available for consultation from March 2nd 2020 to April 14<sup>th</sup> 2020.

The Draft Plan and form for comments will be available online at  
<http://brancasterparishcouncil.co.uk>

and in hard copy at Hunstanton Library and St Mary's churches in Brancaster and Burnham Deepdale.

On 9<sup>th</sup> April 2020 the Draft Plan Review with policies and supporting documentation will be on display at Brancaster Village Hall between 2.30 pm to 6.30 pm. It is an opportunity to ask questions and make comments which will be taken into account before submission of the draft Plan.

See the website for more information. All correspondence should be directed by email to the Clerk, Michelle Wroth: email: [Brancaster.council@outlook.com](mailto:Brancaster.council@outlook.com) or by post to Mrs M Wroth, Hall Farm, Sedgford Road, Docking, King's Lynn, PE31 8LJ.

All comments must be received by 5 pm on April 14<sup>th</sup> 2020.

# BRANCASTER PARISH COUNCIL

SERVING THE COMMUNITY

Clerk: Mrs M Wroth  
Hall Farm,  
Sedgeford Road,  
Docking,  
King's Lynn,  
PE31 8LJ.

Email: [brancaster.council@outlook.com](mailto:brancaster.council@outlook.com)

2<sup>nd</sup> March 2020

Dear Consultee,

Review of Brancaster Neighbourhood Development Plan: Pre-Submission Consultation

The Brancaster Neighbourhood Development Plan was adopted in November 2015. In 2018 the Parish Council took the decision to review the plan. The aim is to modify the plan by updating it in line with changes in legislation and to ensure that it remains relevant within the context of the local community.

Under the Localism Act 2011, and subsequent amendments and additions, Brancaster Parish Council wishes to seek your views on the pre-submission draft of the modified Plan which is attached. It is available for public consultation from March 2<sup>nd</sup> 2020 to April 13<sup>th</sup> 2020, a 6-week period. An additional attachment sets out the modifications to the policies made to the 2015 Neighbourhood Plan for information.

During this period the Plan, together with response forms for comment, will be available on the Parish website at <http://brancasterparishcouncil.co.uk>. Printed versions of the modified Plan and response forms for comment will be available at the Post Office in Brancaster, St Mary's Churches in both Brancaster and Burnham Deepdale and Hunstanton Library.

There will be an Open Meeting which will be held at Brancaster Village Hall on Thursday 9<sup>th</sup> April between 2.30 and 6.30 pm when the policies with attached notes will be on display. Printed copies of the draft modified Plan will be available together with response forms. This event will provide an opportunity to discuss the content of the revised Plan with members of the Parish Council and those who have been involved with the modification of the Plan.

Correspondence to the Clerk may be sent by email to Michelle Wroth: email: [Brancaster.council@outlook.com](mailto:Brancaster.council@outlook.com) . Please note that all replies must be received by 5pm April 14<sup>th</sup> 2020.

May I thank you in advance for your observations.

Michelle Wroth  
Clerk to Brancaster Parish Council.



6.2 From: The Brancaster Parish Council.

Subject: Brancaster Neighbourhood Plan Review 2018-2036.  
Pre-submission Consultation.

The Public Notice announcing the Pre-submission Consultation of the Draft Review of the Neighbourhood Plan stated that the consultation process would be available from March 2<sup>nd</sup> 2020 to April 14<sup>th</sup> 2020.

While the process started two weeks ago, it is clear from the guidance provided by the Government following the escalation of the Coronavirus that the meeting at the Brancaster Village Hall planned for April 9<sup>th</sup> will have to be postponed.

Going forward the following measures will apply:

It will continue to be possible for interested parties to respond to the draft Review of the Neighbourhood Plan online at [Brancaster.council@outlook.com](mailto:Brancaster.council@outlook.com) and for a response form to be completed online or be printed out and returned to The Clerk.

The final date for completion of the consultation will be postponed to a date that will be announced on the website and to all consultees when appropriate. It will certainly result in the formal 6-week period being extended.

When a decision has been taken over the new date for the Public Meeting due to have been held on April 9<sup>th</sup>, it will be announced in the Parish News, on Village Noticeboards and on the Parish Council website. At least four weeks' notice will be given.

All correspondence should continue to be directed by email to [Brancaster.council@outlook.com](mailto:Brancaster.council@outlook.com) or by post to the Clerk: Mrs M.Wroth, Hall Farm, Sedgford, King's Lynn.PE31 8LJ.

Jamie Campbell  
Chairman Parish Council.

17.3.20

### 6.3 From: The Brancaster Parish Council

#### Brancaster Neighbourhood Plan Review 2018-2036 Pre-submission Consultation.

As previously advertised, the period for this consultation, March 2<sup>nd</sup> 2020 to April 14<sup>th</sup> 2020, has been extended due to the unwelcome pandemic. Following the recent response to the consultation from KLWNBC, further advice and guidance has been received enabling this process to continue under Regulation 14. Throughout the open-ended extension of time, now six weeks, individuals and organisations have been able to respond to this consultation through the Parish Council's website and in hard copy by post.

The following decisions have been taken.

1. This consultation will end on Friday 29<sup>th</sup> June 2020 at 12 noon. As currently in place all correspondence should continue to be directed by email to [Brancaster.council@outlook.com](mailto:Brancaster.council@outlook.com) or by post to the Clerk: Mrs M. Wroth, Hall Farm, Sedgeford, King's Lynn. PE31 8LJ.
2. Regulation 14 does not require the Parish Council to hold a Public Meeting. To do so flies in the face of the advice being offered by the Government and other authorities in these challenging times. The decision has been taken to cancel the Public meeting.
3. The list of consultees already aware of the consultation will all be informed in good time of the date at which this consultation will be closed.

Jamie Campbell  
Chairman of Brancaster Parish Council  
26.5.2020

Distribution: Village Noticeboards, PC website, on-line Nextdoor & Brancaster Community Assistance Page.