

**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 Gayton Neighbourhood Plan**

**June 2021**

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



# **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 Gayton Neighbourhood Plan**

## **1. Introduction**

1.1 This screening report is designed to determine whether or not the content of the emerging Gayton 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 1: Application of the SEA Directive to plans and programmes

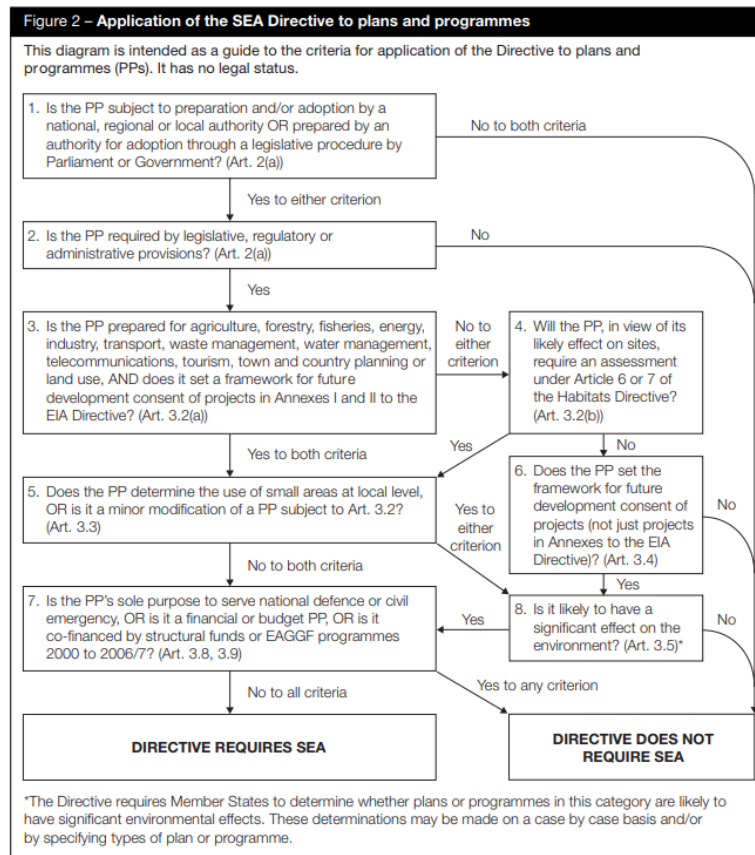


Table 1: Criteria for determining the likely significance of effects

<p>1. The characteristics of plans and programmes, having regard, in particular, to</p> <ul style="list-style-type: none"><li>• 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</li><li>• the degree to which the plan or programme influences other plans and programmes including those in a hierarchy</li><li>• 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</li><li>• 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)</li></ul> <p>2. Characteristics of the effects and of the area likely to be affected, having regard, in particular, to</p> <ul style="list-style-type: none"><li>• the probability, duration, frequency and reversibility of the effects,</li><li>• the cumulative nature of the effects</li><li>• the trans-boundary nature of the effects</li><li>• the risks to human health or the environment (e.g. due to accidents)</li><li>• the magnitude and spatial extent of the effects (geographical area and size of the population likely to be affected)</li><li>• the value and vulnerability of the area likely to be affected due to:<ul style="list-style-type: none"><li>• special natural characteristics or cultural heritage</li><li>• exceeded environmental quality standards or limit values</li><li>• intensive land-use</li></ul></li><li>• the effects on areas or landscapes which have a recognised national, Community or international protection status</li></ul>
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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 NP is being prepared by the town 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 NP’s are subject to the following regulations (not intend 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	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>

development consent of projects in Annexes I and II to the EIA Directive? (Art 3.2(a))		<p>The Neighbourhood Plan is being prepared to set out a framework for town and country planning and land use within the Parish of Gayton. 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 (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	<p>A Neighbourhood Plan could potentially have impacts on sites covered by the Habitats Directive.</p> <p>Given the intention that the Neighbourhood Plan will be in general conformity with the existing Local Plan, especially given its scale and local context it could be reasonable to conclude at this stage that this Neighbourhood Plan is unlikely to have any substantial effect on the network of protected sites.</p> <p>The Neighbourhood Plans seeks to support a modest amount of new development to take place in the shape of windfall development within the development boundary this is the same position as the Local Plan and is requirement of the Neighbourhood Plan Basic Conditions that a Neighbourhood Plan supports sustainable development.</p>
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	<p>Whilst a Neighbourhood Plan can determine the use of small areas at a local level. The Neighbourhood Plan for Gayton appears to be in conformity with the Borough’s Local Plan and proposals could be described as minor.</p>
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	<p>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.</p>
7. Is the plan or programme’s sole purpose to serve the national defence or civil emergency, OR is	No	<p>Does not apply to a Neighbourhood Plan.</p>

<p>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)</p>		
<p>8. Is it likely to have a significant effect on the environment? (Art. 3.5)</p>	<p>No</p>	<p>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.</p>



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>		
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>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 the Local Plan.</p>	No
The degree to which the plan or programme influences other plans or programmes including those in a hierarchy;	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.	No
The relevance of the plan or programme for the integration of environmental considerations in particular with a view to promoting sustainable development;	Any Development that comes forward through the Neighbourhood Plan will be subject to environmental considerations of the Core Strategy and the Site Allocations and Development Management Policies Plan. These policies have been subject to sustainability appraisal, and are in place to ensure that sustainable development is achieved.	No
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

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;	The Neighbourhood Plan is seeking to be in conformity with the adopted Local Plan. It does not propose significant growth not already considered and assessed by the Local Plan.	No
The cumulative nature of the effects;	It is considered unlikely when combined with the Current Local Plan and emerging Local Plan review will introduce significant environmental effects. 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. It should be noted that the Local Plan review will not seek to propose further allocations at Gayton.  To be clear the current Local Plan and the growth identified for Gayton has been subject to an SEA and HRA.	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 Gayton. The 2011 census recorded the population of Gayton at 1,432 and the Parish covers a relatively large area yet has a fairly compact village situated astride the B1145 road. Gayton Thorpe is a hamlet within the parish of Gayton with apparent rural character and links to Gayton via the B1153.</p> <p>In comparison the Borough of King's Lynn and West Norfolk is 152,760 ha and has population of 147,451 (2011 census). To be clear the local policies sought to be introduced by the Neighbourhood Plan will only apply to the Parish of Gayton and therefore unlikely to impact beyond this significantly.</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 contains a number of Scheduled Monuments and Listed Buildings (Grade I and Grade II). National Policy and the Local Plan provides the appropriate level of protection to these historic assets and their settings. The Neighbourhood Plan seeks to incorporate further policies in relation to the built and natural environment which will further enforce these higher-level protection measures. 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</li> </ul>	<p>No</p> <p>No</p>

	significant intensification of Local land use.	No
The effects on areas or landscapes which have a recognised national, Community or international protection status	The Neighbourhood Plan Area includes a relatively small number of listings which reflect the cultural and heritage value of the area such as listed buildings. The environmental effects on areas of biodiversity designations have been considered through the Local Plan.	No

## 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 There are no Designated Sites (including Natura 2000 wildlife sites) within the Neighbourhood Plan Area.**
- 5.4 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.
- 5.5 The Gayton Neighbourhood Plan seeks to be in conformity with the Local Plan (Core Strategy 2011 and the Site Allocations and Development Management Policies Plan 2016). The Local Plan made 1 allocation (G41.1) in Gayton totalling at least 23 dwellings. This allocation was subject to an SEA and HRA to support the plan. The sites, policies, and plan were found sound at the Local Plan examination and adopted formally in 2016. The Neighbourhood Plan supports this and does not propose any significant further growth beyond this. This would be in conformity with the Local Plan which allows for modest levels of development within the development boundary to meet local needs and maintain the vitality of these communities in a sustainable manner. (CS02, CS06, CS09, CS12), and the Neighbourhood Plan 'basic conditions' i.e. supporting sustainable development.
- 5.6 After careful consideration and on balance based upon the above 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 (10/05/2021 – 14/06/2021). 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 for Gayton.

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

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

**The Gayton Neighbourhood Plan 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:**

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

.....  
**28.06.21**

## Appendix: Statutory Body Consultation Responses

### Environment Agency:

**RE: BCKLWN Preliminary Screening Report SEA/HRA for the emerging Gayton & Gayton Thorpe NP**

Anglian Central, Planning\_Liaison <planning.brampton@environment-agency.gov.uk>

Fri 21/05/2021 15:59

To: Katie Evans <Katie.Evans@West-Norfolk.gov.uk>

Dear Katie,

Thank you for consulting us on the Old Hunstanton Neighbourhood Plan SEA/HRA Screening Opinion.

Due to resource pressures we are no longer able to provide Local Planning Authorities 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.

Below is a link to our developers guidance entitled 'Building a better environment' this sets out our role in development and how we can help.

[https://www.gov.uk/government/uploads/system/uploads/attachment\\_data/file/289894/LIT\\_2745\\_c8ed3d.pdf](https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/289894/LIT_2745_c8ed3d.pdf)

If you have any further 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**

Mob: **07467335963**

Direct dial: **02077140285**



**Historic England:**

**From:** James, Edward <Edward.James@HistoricEngland.org.uk>  
**Sent:** 15 June 2021 17:25  
**To:** Katie Evans <Katie.Evans@West-Norfolk.gov.uk>  
**Subject:** RE: BCKLWN Preliminary Screening Report SEA/HRA for the emerging Gayton & Gayton Thorpe NP

Dear Katie,

Thank you very much for your email and the wetransfer link. I have now successfully downloaded the draft plan and added it to our files.

Having now reviewed the Regulation 14 plan, and the Screening Report, I can confirm that 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 cumulative nature of the effects;	It is considered unlikely when combined with the Current Local Plan and emerging Local Plan review will introduce significant environmental effects. 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. It should be noted that the Local Plan review will not seek to propose further allocations at Gayton, as a Neighbourhood Plan is being prepared.  To be clear the current Local Plan and the growth identified for Gayton has been subject to an SEA and HRA.	No
The trans-boundary nature of the	The emerging Neighbourhood Plan policy areas	No

Please note this advice does not reflect Historic England's obligation to provide further advice on any 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 neighbourhood plan) where we consider that these would have an adverse effect upon the environment.

Thank you again for your swift assistance with this case.

Kind regards,

Edward

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Edward James  
Historic Places Adviser - East of England  
Historic England

**Direct Line:** 01223 582 746

**Mobile:** 07833 718 273



**Historic England**

Brooklands | 24 Brooklands Avenue | Cambridge | CB2 8BU

[www.historicengland.org.uk](http://www.historicengland.org.uk)

**From:** Katie Evans <[Katie.Evans@West-Norfolk.gov.uk](mailto:Katie.Evans@West-Norfolk.gov.uk)>  
**Sent:** 15 June 2021 16:52  
**To:** James, Edward <[Edward.James@HistoricEngland.org.uk](mailto:Edward.James@HistoricEngland.org.uk)>  
**Subject:** RE: BCKLWN Preliminary Screening Report SEA/HRA for the emerging Gayton & Gayton Thorpe NP  
**Importance:** High

https://outlook.office.com/mail/sentitems/id/AAQkADdhMTI5ZDZlLTBhOWItNGY0YS05YjA0LTJjOWUwOTBIMTM5YQAQAJhi6dEXmUm4jmsj%2... 2/6

06/2021

Email - Katie Evans - Outlook

Dear Edward

That is ok I understand. Apologies I had issues trying to send over the Gayton NP document due to it was too big via email. I will send another We Transfer link now and hopefully you should get this through today.

Just to clarify myself where did you read the below in the screening report:

*In terms of clarification, the Screening Report notes that the Local Plan will not allocate further sites because the neighbourhood plan is being brought forward – this implies that the Neighbourhood Plan will be allocating sites. However, it is not clear precisely what level of development it is specifically bringing forward, and crucially where it might be, within the parish. In order to assess whether or not it will cause significant effects to the historic environment, we need that information.*

*I note also that the Screening Report considers that because the Local Plan has been subject to an SEA/SA, the Neighbourhood Plan might not need to be. This is not necessarily the case because unless specific sites have already been assessed through that process, their potential for significant effects has not yet been assessed and reasonable alternatives not considered.*

I have checked myself but cannot see this if so I can rectify the wording. I agree with you. The Local Plan is not allocating any further sites and neither is the Gayton NP (which you hopefully will have access too very soon). Regarding the point on the SEA/SA I understand that a neighbourhood plan may need to have an SEA/HRA if significant effects need to be assessed. However, this plan does not allocate any specific sites.

I hope I have cleared this comment up?

However, please come back to me if there is any further clarification needed. I would also appreciate confirmation of receipt on receiving the Gayton NP.

Kind regards

Katie

**Katie Jayne Evans**  
BSC (Hons)  
Assistant Planner  
Planning Policy  
Borough Council of King's Lynn & West Norfolk

**From:** James, Edward <[Edward.James@HistoricEngland.org.uk](mailto:Edward.James@HistoricEngland.org.uk)>  
**Sent:** 14 June 2021 18:17  
**To:** Katie Evans <[Katie.Evans@West-Norfolk.gov.uk](mailto:Katie.Evans@West-Norfolk.gov.uk)>  
**Subject:** RE: BCKLWN Preliminary Screening Report SEA/HRA for the emerging Gayton & Gayton Thorpe NP

Dear Katie,

Thank you for your email. I apologise for the time it has taken to respond.

<https://outlook.office.com/mail/sentitems/id/AAQkADdhMTI5ZDIzLTBhOWIiNGY0YS05YjA0LTJjOWUwOTBIMTM5YQAQAJhi6dEXmUm4jmsj%2...> 3/6

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17/06/2021

Email - Katie Evans - Outlook

Please could I ask for some clarification? Unfortunately we don't seem to have the wetransfer link you mention below, and a previous attachment on another email sends me to an internal sharepoint site at BCKLWN, to which I don't have access.

In terms of clarification, the Screening Report notes that the Local Plan will not allocate further sites because the neighbourhood plan is being brought forward – this implies that the Neighbourhood Plan will be allocating sites. However, it is not clear precisely what level of development it is specifically bringing forward, and crucially where it might be, within the parish. In order to assess whether or not it will cause significant effects to the historic environment, we need that information.

I note also that the Screening Report considers that because the Local Plan has been subject to an SEA/SA, the Neighbourhood Plan might not need to be. This is not necessarily the case because unless specific sites have already been assessed through that process, their potential for significant effects has not yet been assessed and reasonable alternatives not considered.

I look forward to hearing from you, and will turn around a formal response as quickly as possible upon doing so.

Kind regards,

Edward

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Edward James  
Historic Places Adviser - East of England  
Historic England

**Direct Line:** 01223 582 746

**Mobile:** 07833 718 273

**Natural England:**

Date: 08 June 2021  
Our ref: 353141  
Your ref: Gayton & Gayton Thorpe Neighbourhood Plan



Katie Jayne Evans  
Borough Council of King's Lynn & West Norfolk  
katie.evans@west-norfolk.gov.uk

Hornbeam House  
Crewe Business Park  
Electra Way  
Crewe  
Cheshire  
CW1 6GJ

T 0300 060 3900

**BY EMAIL ONLY**

Dear Ms Evans,

**Preliminary Screening Report SEA/HRA for the emerging Gayton & Gayton Thorpe Neighbourhood Plan**

Thank you for your consultation on the above dated 10 May 2021.

Natural England is a non-departmental public body. Our statutory purpose is to ensure that the natural environment is conserved, enhanced, and managed for the benefit of present and future generations, thereby contributing to sustainable development.

**Screening Request: Strategic Environmental Assessment**

It is our advice, on the basis of the material supplied with the consultation, that, in so far as our strategic environmental interests (including but not limited to statutory designated sites, landscapes and protected species, geology and soils) are concerned, that there are unlikely to be significant environmental effects from the proposed plan.

**Neighbourhood Plan**

Guidance on the assessment of Neighbourhood Plans, in light of the Environmental Assessment of Plans and Programmes Regulations 2004 (as amended), is contained within the [National Planning Practice Guidance](#). The guidance highlights three triggers that may require the production of an SEA, for instance where:

- a neighbourhood plan allocates sites for development
- the neighbourhood area contains sensitive natural or heritage assets that may be affected by the proposals in the plan
- the neighbourhood plan may have significant environmental effects that have not already been considered and dealt with through a sustainability appraisal of the Local Plan.

We have checked our records and based on the information provided, we can confirm that in our view the proposals contained within the plan will not have significant effects on sensitive sites that Natural England has a statutory duty to protect.

We are not aware of significant populations of protected species which are likely to be affected by the policies / proposals within the plan. It remains the case, however, that the responsible authority should provide information supporting this screening decision, sufficient to assess whether protected species are likely to be affected.

Notwithstanding this advice, Natural England does not routinely maintain locally specific data on all potential environmental assets. As a result the responsible authority should raise environmental issues that we have not identified on local or national biodiversity action plan species and/or habitats, local wildlife sites or local landscape character, with its own ecological and/or landscape advisers, local record centre, recording society or wildlife body on the local landscape and biodiversity receptors that may be affected by this plan, before determining whether an SA/SEA is necessary.

Please note that Natural England reserves the right to provide further comments on the environmental assessment of the plan beyond this SEA/SA screening stage, should the responsible authority seek our views on the scoping or environmental report stages. This includes any third party appeal against any screening decision you may make.

For any new consultations, or to provide further information on this consultation please send your correspondences to [consultations@naturalengland.org.uk](mailto:consultations@naturalengland.org.uk).

Yours sincerely,

Ben Jones  
Consultations Team