# **Habitats Regulations Assessment addendum**

for

Suffolk Coastal District Council's Site Allocations and Area Specific Policies post-Examination modifications

October 2016

Status: Issue



The Landscape Partnership Ltd is a practice of Chartered Landscape Architects, Chartered Town Planners and Chartered Environmentalists, registered with the Landscape Institute and a member of the Institute of Environmental Management & Assessment & the Arboricultural Association.

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### **Quality control**

### Habitats Regulations Assessment addendum

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This report is certified BS 42020 compliant and has been prepared in accordance with The Chartered Institute of Ecology and Environmental Management's (CIEEM) Technical Guidance Series `Ecological Report Writing' and Code of Professional Conduct.

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Signature:	Signature:
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Title: Principal Ecologist	Title: Director
Date: 7 October 2016	Date: 7 October 2016
Client:	
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### Appendix 1 Assessment of each modification

### Non-technical summary

The Suffolk Coastal Site Allocations and Area Specific Policies Proposed Submission document was published for representations on 18th April 2016 to 31st May 2016 in relation to the soundness of the document. The Proposed Submission document was accompanied by a Habitats Regulations Assessment and an Addendum to that Assessment. The Examination in Public hearings took place between Tuesday 30th August and Friday 2nd September in the Suffolk District Council's Council Chamber.

Following the hearings, the Inspector and Suffolk Coastal District Council have agreed that some modifications should be made to the plan before it can be adopted. There are 'main modifications' which provides a change to the plan, and 'additional changes' which are improvements such as correcting spelling errors and grammar but which do not change policy.

The purpose of this addendum is to assess, under the Habitats Regulations, the modifications to the Local Plan document prior to adoption.

No policy modification was sufficient to require any detailed consideration to changes to effect upon European sites. None of the modifications were assessed as altering the previous HRA conclusion that there would be no likely significant effect upon any European site arising from the Local Plan document as modified following the Examination.

### 1 Introduction

### 1.1 Commission

1.1.1 The Landscape Partnership was commissioned by Suffolk Coastal District Council to carry out a Habitats Regulations Assessment of post-Examination modifications, of the Site Allocations and Area-Specific Policies Local Plan document.

### 1.2 Current stage of Local Plan document

- 1.2.1 The Suffolk Coastal Site Allocations and Area-Specific Policies Proposed Submission document was published for representations in relation to the soundness of the document. Representations could have been made from 18<sup>th</sup> April 2016 to 31<sup>st</sup> May 2016. The Proposed Submission document was accompanied by a Habitats Regulations Assessment (The Landscape Partnership, February 2016) and an Addendum to that Assessment (The Landscape Partnership, March 2016).
- 1.2.2 Following representations on soundness of the Local Plan document, The Planning Inspectorate appointed Mrs Elizabeth Hill BSc (Hons) BPhil MRTPI to conduct an independent examination into the soundness of the submitted documents in accordance with the relevant legal requirements. The hearings took place between Tuesday 30th August and Friday 2nd September in the Council Chamber, Melton Hill, Woodbridge, Suffolk, IP12 1AU.
- 1.2.3 Following the hearings, the Inspector and Suffolk Coastal District Council have agreed that some modifications should be made to the plan before it can be adopted. There are 'main modifications' which provides a change to the plan, and 'additional changes' which are improvements such as correcting spelling errors and grammar but which do not change policy.

# 1.3 Conclusions of the Habitats Regulations Assessment of the Proposed Submission document

1.3.1 The Habitats Regulations Assessment for the Site Allocations and Area-Specific Policies Local Plan document Proposed Submission Document concluded that there would be no likely significant effect upon European sites from the Plan acting alone or in combination with other relevant plans.

### 1.4 Legislation and Policy background

1.4.1 Please refer to the Habitats Regulations Assessments mentioned above for further details.

### 1.5 The purpose of this addendum

1.5.1 The purpose of this addendum is to assess, under the Habitats Regulations, the modifications to the Local Plan document prior to adoption.

### 1.6 Reporting standards

- 1.6.1 This report was written in compliance with British Standard 42020:2013 'Biodiversity Code of practice for planning and development' and the Chartered Institute of Ecology and Environmental Management's (CIEEM) Code of Professional Conduct.
- 1.6.2 This report was prepared in accordance with the CIEEM 'Guidelines for Ecological Report Writing' as updated December 2015.
- 1.6.3 The report was prepared by Nick Sibbett . The report was reviewed by Dr Jo Parmenter, Director of The Landscape Partnership.

### 2 Likely Significant Effect of Modifications

### 2.1 Methodology

- 2.1.1 Each modification was initially reviewed to identify any changes to policy. Those modifications which resulted in no change to policy were identified as having no likely significant effect on any European site. Those modifications which resulted in a policy change, or altered text in the plan, were given more detailed consideration. In particular, any change to policy was assessed to identify if, or how, the change could affect a European site.
- 2.1.2 Modifications were Main Modifications (which influenced policy or supporting text) or Additional Changes which consisted of minor changes such as correcting spelling or presentational matters.
- 2.1.3 Appendix 1 lists all modifications and the assessment of each modification.

### 2.2 Conclusions

2.2.1 No policy modification was considered to have potential to give rise to a change which might give rise to an effect upon European sites. None of the modifications were assessed as altering the previous HRA conclusion that there would be no likely significant effect upon any European site arising from the Local Plan document as modified following the Examination and no further detailed consideration is required.

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## 3.1 Consultations and iterations at Proposed Submission document stage.

- 3.1.1 The Habitats Regulations Assessment (The Landscape Partnership, February 2016) and addendum (The Landscape Partnership, March 2016) which accompanied the Proposed Submission draft described the consultations and iterations up to that point.
- 3.2 Representations to the Examination in Public.
- 3.2.1 Responses to the Proposed Submission draft can be found on Suffolk Coastal District Council's website<sup>1</sup>. There were no representations on the Habitats Regulations Assessment and addendum.
- 3.2.2 However, Suffolk Wildlife Trust supported the joint approach being taken by the council, alongside Ipswich BC and Babergh DC, to producing and implementing a strategic approach to mitigating recreational impacts on Natura 2000 sites from new development [as described in the Core Strategy / HRA]. Suffolk Wildlife Trust also said that mitigation measures identified in Core Strategy policies SP20 and SP21 should be spatially and temporally identified within the site allocations plan, in order to ensure that they are delivered at appropriate times as the identified development is delivered.
- 3.2.3 Robert Hobbs of Ipswich Borough Council welcomed the fact that the Borough Council's previous comments on Habitats Regulations Assessment had been taken into consideration. Further comments were made regarding the Country Park being provided as mitigation for the amount of housing growth in Ipswich Borough and Suffolk Coastal District.
- 3.2.4 The Habitats Regulations Assessment and addendum, or related discussions about impact on European sites, was not included within the programme for the Examination in Public hearing.

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<sup>1</sup> http://www.eastsuffolk.gov.uk/assets/Planning/Suffolk-Coastal-Local-Plan/Joint-Examination-Document-Library/F02-Representations-on-the-Site-Allocations-and-Area-Specific-Policies.pdf accessed on 3rd October 2016

### 4 References

The Landscape Partnership. (March 2016). *Habitats Regulations Assessment Addendum for Suffolk Coastal Site Allocations and Area Specific Policies Proposed Submission Document.* 

The Landscape Partnership. (February 2016). *Habitats Regulations Assessment for Suffolk Coastal Site Allocations and Area Specific Policies Proposed Submission Document.* 

Appendix 1. Habitat Regulations Assessment of each modification.

# Schedule of Proposed Modifications to the Site Allocations and Area Specific Policies Document -October 2016 Key:

- Proposed new text is shown underlined and deleted text is shown struck through. New policy wording is shown bold and underlined.
- Reference numbers including AC denotes the fact that SCDC considers the contents of the row to be an Additional Change
- Reference numbers including MM denotes the fact that SCDC considers the contents of the row to be a Main Modification

Mod Ref	Rep No	Page in Submission Version	Policy/ Paragraph/ Settlement	Modification	Reason for change/ Comment	Habitats Regulations Assessment
SAASPD - AC1	Hearing Session - HBF and others	4	1.11	Amend paragraph to read:  The Site Allocations and Area Specific Policies Document is a subsidiary Local Plan Document intended to implement the Core Strategy. This Local Plan document has therefore been prepared to be consistent with the Core Strategy.  or lower level Local Plan Document the remit of which is to implement the Core Strategy, in particular in relation to the delivery of housing growth	Amendment proposed through discussion at Hearings to provide additional explanation as to role of the plan.	Additional Change with no impact on European sites.
SAASPD – AC2	Hearing Session HBF and others	4	1.14 and new paragraph.	Amend paragraph to read: The Council has agreed a timetable for the Local Plan Review in its Local Development Scheme adopted October 2016. for the period to 2036. The review will take an aligned or joint approach to future development needs in collaboration with adjacent	Amendment proposed through discussion at Hearings to provide additional explanation as to role of Local Plan Review and implications for housing sites.	Additional Change with no impact on European sites.

Mod Ref	Rep No	Page in	Policy/	Modification	Reason for change/	Habitats Regulations
		Submission Version	Paragraph/ Settlement		Comment	Assessment
				districts – Ipswich Borough Council,		
				Babergh and Mid-Suffolk District		
				Councils and Suffolk Coastal		
				District Council, being four districts		
				that share a housing market area		
				and functional economic area. This		
				will enable these local authorities		
				to plan strategically for future		
				development requirements,		
				including the housing and		
				employment needs, the physical		
				and social infrastructure to support		
				it and environmental implications.		
				Work on the evidence base is well		
				progressed-advanced and is co-		
				ordinated via the Ipswich Policy		
				Area Board. An important element		
				of this work will be to identify an		
				updated Objectively Assessed		
				Housing Need (OAN) for the		
				housing market area looking		
				forward to 2036 and from that, a		
				housing requirement for each local		
				planning authority area. including		
				a re-assessment of the housing		
				requirement for this District.		
				Insert new paragraph to read:		

Mod Ref	Rep No	Page in	Policy/	Modification	Reason for change/	Habitats Regulations
		Submission Version	Paragraph/ Settlement		Comment	Assessment
				It is anticipated that sites identified for development in the Site Allocations and Area Specific Policies Document will be carried forward through the Local Plan Review in recognition of their contribution to a continuous supply of housing up to 2027 and thereby a contribution towards the delivery of the full updated OAN. The Local Plan Review also provides the opportunity to monitor progress of housing sites (allocated or with the benefit of planning permission) and to react to any change of circumstance as appropriate.		
SAASPD – AC3	SCDC	9	1.18	Amend paragraph to read: ***Aldringham cum Thorpe (Thorpeness) has applied for neighbourhood area status. A decision is due by May 2015-2016. Assuming"	Typographical error	Additional Change with no impact on European sites.
SAASPD – AC4	SCDC	∞	1.25	Amend paragraph to read: This document does not cover Gypsy and Traveller sites. Suffolk County Council is leading a project, in collaboration with the all the Suffolk local authorities	Typographical error	Additional Change with no impact on European sites.

Mod Ref	Rep No	Page in Submission Version	Policy/ Paragraph/ Settlement	Modification	Reason for change/ Comment	Habitats Regulations Assessment
SAASPD- AC5	SCDC	12	1.40	Amend paragraph to read: A Community Infrastructure LevyThe CIL helps fund cumulative infrastructure requirements arising from new developments including, but not limited to development sites identified in this document.	Typographical error	Additional Change with no impact on European sites.
SAASPD - AC6	SCDC	14	Figure 3	Amend Figure 3 to read: At least <del>1,120</del> <u>1,170</u> to be delivered via the Felixstowe Peninsula Area Action Plan	Consequential change result of increase numbers proposed for FPP8.	The increase in housing numbers for FFP8 led to no change in the previous assessment of no likely significant effect on any European site (see accompanying HRA Addendum for Felixstowe Area Action Plan post-Examination modifications), and this consequential change therefore also has no likely significant effect.
SAASPD – AC7	SCDC	15	Table 1	Amend Table 1 to read: Felixstowe Peninsula AAP Allocations <u>4,120 1,170.</u> Total <u>2,123 2,173.</u> District Total <u>8,620 8,670</u>	Consequential change result of increase numbers proposed for FPP8.	The increase in housing numbers for FFP8 led to no change in the previous assessment of no likely significant effect on any European site (see accompanying HRA Addendum for

Mod Ref	Rep No	Page in Submission Version	Policy/ Paragraph/ Settlement	Modification	Reason for change/ Comment	Habitats Regulations Assessment
						Felixstowe Area Action Plan post-Examination modifications), and this consequential change therefore also has no likely significant effect.
AC8	Peasenhall PC (3932/7945)	18/19	Table 2	Amend reference to Peasenhall in Table 2 to read: "Peasenhall (with part of Sibton)	This change is in direct response to a request from Peasenhall PC. This is a factual clarification. For land use planning purposes the main built area of the settlement crosses the parish boundary into Sibton in the same way that the perceived built area for Woodbridge crosses the boundaries with Martlesham and Melton (paragraph 4.73 of Core Strategy)  Consequential changes to Appendix 6 list of Policy Maps and Inset Map — Peasenhall pg 190 (attached at end of schedule)	Additional Change with no impact on European sites.
SAASPD – AC9	SCDC	20	Table 3	Amend Table 3 to read	Consequential change. Result of increased	The increase in housing numbers for FFP8 led to

Submission Paragraph/ Version Settlement	Ren No Page in		Policy/	Modification	Reason for change/	Habitate Regulations
Version Paragraph/Version Settlement  2D — ARPlanning 22 Paragraphs Post hearing statement	2		, ,		/29	
Paragraphs Post hearing 22 Paragraphs statement 2.16 – 2.21	Versi		aragraph/ ttlement		Comment	Assessment
2D – ARPlanning 22 Paragraphs Post hearing 2.16 – 2.21 statement				Proportion of growth through	numbers proposed for	no change in the
Paragraphs Post hearing 22 Paragraphs statement 2.16 – 2.21				completions, permissions and	FPP8	previous assessment of
Paragraphs Post hearing 22 Paragraphs statement 2.16 – 2.21				allocations.		no likely significant
Post hearing 22 Paragraphs 2.16 – 2.21 statement				Major Centres: 51%-53%		effect on any European
Post hearing 22 Paragraphs Post hearing 22 2.16 – 2.21 Statement				Eastern Ipswich Plan Area: 28%		site (see accompanying
Post hearing 22 Paragraphs Post hearing 2.16 – 2.21 statement				27%		HRA Addendum for
Post hearing 22 Paragraphs Post hearing 2.16 – 2.21 statement				Felixstowe/Walton & the Trimley		Felixstowe Area Action
Paragraphs Post hearing 22 Paragraphs statement				villages: <del>23%</del> <u>26%</u>		Plan post-Examination
Paragraphs Post hearing 22 Paragraphs statement 2.16 – 2.21				Towns: <del>26%</del> <u>25%</u>		modifications), and this
Paragraphs Post hearing 22 Paragraphs statement  Statement						consequential change
Post hearing 22 Paragraphs Post hearing 2.16 – 2.21 statement						therefore also has no
Post hearing 22 Paragraphs Post hearing statement						likely significant effect
Post hearing 2.16 – 2.21 statement	ARPlanning	Pa	aragraphs	Amend paragraphs to read:	The Council considers	The further detail does
	Post hearing	2.	16-2.21	2.16 Physical limits boundaries are	that this section could be	not change the previous
identification of the state of	statement			applied to all settlements	re-worded to make the	assessment of no likely
Core St Settlen Centre It is to develo foremc SP1). <u>F</u> are the to impl policie Allocat SSP1, r				identified as sustainable in the	housing land supply role	significant effect.
Settlen Centres It is to develo foremc SP1). <u>F</u> are the for the for the policie: Allocat SSP1, r				Core Strategy under policy SP19	more explicit as set out	
Centres It is to develop develop Goremo SP1). For are the for the form to implement the implement to implemen				Settlement Hierarchy (Major	in proposed	
It is to developed to the foremost of the state of the st				Centres to Local Service Centres).	modification.	
develor foremon foremon foremon foremon foremon for the for the for the policie form form form form form form form form				It is to these settlements that new		
foremo SP1). E are the for the for the policie:  Allocat SSP1, r				development is directed first and	SCDC does not agree	
SP1). Eare the for the for the to imple policie:  Allocat SSP1, r				foremost (Core Strategy policy	with additional wording	
are the for the to implement to				SP1). Physical limits boundaries	suggested by ARPlanning	
for the to imple policie:  Allocat SSP1, r				are therefore an important policy	considering it	
to imple policie: policie: Allocat Allocat SSP1, r				for the supply of housing. In order	unnecessary as policy	
policie: Allocat SSP1, r				to implement Core Strategy	SP1A – Presumption in	
Allocat SSP1, r				policies SP19 and SP2 and Site	favour of Sustainable	
SSP1, r				Allocations and Area Specific policy	Development in the	
				SSP1, physical limits boundaries	adopted Core Strategy is	
have b				have been re-drafted to	already in place.	

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				incorporate sites of 5 or more units where the principle of housing has been accepted and new housing		
				allocations. These sites and the revised physical limits boundaries are shown on the Inset Maps.		
				2.17 No change		
				2.18 Physical limits boundaries are		
				fulfil a number of roles, not least in relation to the supply of housing as		
				They are a policy line on the map which is used to define the main		
				built area(s) of a settlement including any scope for growth		
				over the plan period (to2027). They should not be read as		
				necessarily defining the full extent of a settlement as may be		
				perceived by the local community.		
				edge of a settlement or small		
				<u>clusters of nouses</u> may nave been excluded.		
				2.19 No change		

Mod Ref	Rep No	Page in	Policy/	Modification	Reason for change/	Habitats Regulations
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				2.20 Outside of the physical limits boundary, opportunities for housing development are considerably more restricted limited as countryside policies of restraint will apply (Core Strategy policies SP28 and SP29). More limited opportunities for housing in the countryside do however exist through Core Strategy policies DM1, DM3, DM4, DM6 and DM9.  2.21 In recognition of the fact that physical limits boundaries denote where development is acceptable in principle they have been drawn to include sites for which there is a current planning permission and new sites allocated through this Site Allocations Document. Those sites with permission for 5 or more dwellings are shown on the Inset Mapps.		
SAASPD –	Hearing Session - HBF & Others	24	2.27 and new paragraphs	Amend paragraph 2.27 and add new paragraph:	The Council has agreed that plan needs to be modified to reflect latest	The number of housing allocations is not altered by this change, and it is
				"The Core Strategy <del>also</del> outlines the Council's affordable housing policies which this document will adhere to, <u>but subject to latest</u>	government policy on affordable housing provision. SCDC had also confirmed in its Analysis	considered that the changes to affordable housing policy will not alter the previous HRA

<u> </u>	Submission Version	Paragraph/ Settlement		Comment	Assessment
			government policy in terms of how	of Responses and	assessment of no likely
			affordable housing is defined and	Hearing Statement G-03	significant effect upon
			the threshold levels at which	( response to Q33a) that	any European site.
			affordable housing provision will	the reference to Local	
			be required.	Needs Housing Survey	
				should be amended.	
			The Site Allocations and Area	Following discussion at	
			Specific Policies Local Plan updates	the Hearings SCDC were	
			the Core Strategy to reflect the	asked to look to provide	
			new government affordable	agreed form of wording	
			housing policy (National Planning	with HBF. Latest	
			Policy Guidance para 031- Ref ID	wording SCDC revision to	
			23b-031-20160519) whereby:	that of HBF	
				Consequential	
			a) affordable housing contributions	amendments to policies	
			will not be sought from schemes	SSP3 Aldeburgh	
			of 10 units or less and which have a	SSP11 Orford	
			maximum combined gross	SSP15 Shottisham	
			floorspace of no more than	SSP16 Thorpeness is for	
			1,000sqm;	five units and would fall	
				under the affordable	
			b) in designated rural areas, which	housing financial	
			in the case of Suffolk Coastal	contribution threshold.	
			District Council is identified as its	Amendments noted later	
			Areas of Outstanding Natural	in schedule.	
			Beauty, the Council will apply a		
			lower threshold and will seek	Reference to affordable	
			affordable housing and tariff style	housing is retained in	
			contributions from developments	other policies which	
			of between 6 to 10 units in the	provide for	

Submission Settlement form of cash payments. Cash payments are commuted until after the completion of the units within the development.  The provision of affordable housing is a key priority for the this Council and is necessary in order to achieve its stated objective 3 in the Core Strategy. To provide for the full range of types and locations of new homes to meet the needs of existing and future residents. At the national level, the government has re-defined and widened the definition of affordable housing. This includes the provision of starter homes. And the government and this decument needs to ensure that it can respond in a flewible manner to any changes at national level. The introduction of Starter Homes (Once Regulations are issued by Central Government), across the sites in this document, will be encouraged to ensure that everybody has the opportunity to access suitable residential	Mod Ref Ren No	Dage in	Policy/	Modification	Reason for change/	Habitate Regulations
form of cash payments. Cash payments are commuted until after the completion of the units within the development.  The provision of affordable housing is a key priority for the this Council and is necessary in order to achieve its stated objective 3 in the Core Strategy "To provide for the full range of types and locations of new homes to meet the needs of existing and future residents" At the national level, the government has re-defined and widened the definition of affordable housing.  This includes the provision of starter homes. and the government and this document needs to ensure that it can respond in a flexible manner to any changes at national level. The introduction of Starter Homes (Once Regulations are issued by Central Government). across the sites in this document will be encouraged to ensure that everybody has the opportunity to access suitable residential			,		יים מומווס (	
		Submission Version	Paragraph/ Settlement		Comment	Assessment
				form of cash payments. Cash	approximately 10 units	
				payments are commuted until	or more in that it may or	
				after the completion of the units	may not apply	
				within the development.	dependent on individual	
					scheme.	
				The provision of affordable housing		
				is a key priority for the this Council	SSP3, SSP11 and SSP15	
				and is necessary in order to	have been re-checked to	
Core Strategy "To provide for the full range of types and locations of new homes to meet the needs of existing and future residents" At the national level, the government has re-defined and widened the definition of affordable housing.  This includes the provision of starter homes, and the government and this document needs to ensure that it can respond in a flexible manner to any changes at national level. The introduction of Starter Homes (once Regulations are issued by Central Government), across the sites in this document will be encouraged to ensure that everybody has the opportunity to access suitable residential				achieve its stated objective 3 in the	confirm viability.	
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respond in a flexible manner to any changes at national level. The introduction of Starter Homes (once Regulations are issued by Central Government), across the sites in this document will be encouraged to ensure that everybody has the opportunity to access suitable residential				government and this document		
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introduction of Starter Homes  (once Regulations are issued by Central Government), across the sites in this document will be encouraged to ensure that everybody has the opportunity to access suitable residential				changes at national level. The		
(once Regulations are issued by Central Government), across the sites in this document will be encouraged to ensure that everybody has the opportunity to access suitable residential				introduction of Starter Homes		
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sites in this document will be encouraged to ensure that everybody has the opportunity to access suitable residential				Central Government), across the		
encouraged to ensure that everybody has the opportunity to access suitable residential				sites in this document will be		
everybody has the opportunity to access suitable residential				encouraged to ensure that		
access suitable residential				everybody has the opportunity to		
				access suitable residential		
accommodation to meet their				accommodation to meet their		

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				needs. The identified priority continues to be for the provision of smaller one and two bedroomed units. The Council will expect that the exact mix of units on each site is informed by appropriate Local Housing Needs Surveys. mix of affordable housing including any starter homes provision proposed for any specific scheme is informed by up to date evidence of need. This evidence can be provided through early discussion with the Council's Housing section.		
AC10	Armstrong Rigg Planning (3897/7727) SCDC Hearing Statement G- 10	26	Para 2.36	Amend paragraph to read:  This site to the rear of Rose Hill is 3ha in size. It is fairly regular in shape with adjacent low density residential development on three sides. The site is accessed via a track running north direct onto Saxmundham Road which would need to be widened to bring it up to standard. The track is in the ownership of the Aldeburgh Golf Club who have confirmed that improvements to this junction would also meet with their aspirations to provide a safer junction at this point. The track is	Factual clarification. Information provided in response to Q45 Issue 10	Additional Change with no impact on European sites.

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		Submission Version	Paragrapn/ Settlement		Comment	Assessment
				within the control of site owner.		
				the ownership of the Aldeburgh		
				Golf Club who have confirmed		
				their willingness to facilitate that		
				widening. Furthermore		
				improvements to this junction		
				would also meet with their		
				aspirations to provide a safer		
				junction at this point. The access		
				track forms the western boundary		
				beyond which is open countryside <u>.</u>		
SAASPD -	Hearing	27	SSP3	Add new bullet point:	Site has been re-checked	The further detail does
MM3	matter			A financial contribution will be	for viability	not change the previous
	affordable			sought towards affordable		assessment of no likely
	housing			housing provision.		significant effect.
SAASPD -	Anglian Water	28/29	Para 2.46	Amend paragraph to read	Change requested by	Additional Change with
AC11	(483/7751)			Anglian Water has <del>indicated a</del>	Anglian Water	no impact on European
				requirement to increase the		sites.
				capacity of the confirmed that		
				surface water <u>disposal should be</u> in		
				accordance with the water		
				management hierarchy. This may		
				include the use of soakaways or		
				other forms of sustainable		
				drainage systems.		
SAASPD -	Anglian Water	29	SSP4	Amend bullet point 8	Change requested by	The further detail does
MM4	(483/7752)			Improve the capacity of the	Anglian Water	not change the previous
				<u>sSurface water disposal must be</u>		assessment of no likely
						significant effect.
						,

Mod Ref	Rep No	Page in	Policy/	Modification	Reason for change/	Habitats Regulations
		Submission Version	Paragraph/ Settlement		Comment	Assessment
				network in accordance with the water management hierarchy;		
SAASPD – AC12	Anglian Water (483/7753);	30	Para 2.49	Amend paragraph to read: Anglian Water have confirmed that surface water network capacity would need to be increased as part of any scheme. Surface water management is the responsibility of the County Council as Lead Local Flood Authority. Any development scheme will therefore be expected to ensure that the management of surface water run-off is undertaken in accordance with the surface water management hierarchy.	Factual correction	Additional Change with no impact on European sites.
SAASPD –	Environment Agency (4195/7833);	30	New paragraph after 2.49	Add new paragraph: Foul Water from Badingham discharges to Water Recycling Centre (Framlingham) which is currently not complying with its environmental permit. Developers will therefore need to ensure that, at the time any application is made, foul water capacity can be made available.	Wording agreed with Environment Agency but not with Anglian Water	Additional Change with no impact on European sites.
SAASPD –	Environment Agency (4195/7833)	30/31	SSP5	Add new bullet point to SSP5  Prior to permission being granted, developers should demonstrate that there is adequate capacity at	Wording agreed with Environment Agency but not Anglian Water	The further detail does not change the previous assessment of no likely significant effect.

Mod Ref	Ren No	Page in	Policy/	Modification	Reason for change/	Habitate Regulations
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		Submission Version	Paragraph/ Settlement		Comment	Assessment
				WRC (Framlingham) or that capacity can be made available.		
AC14	Anglian Water (483/7754)	32	Para 2.56	Amend paragraph to read: Anglian Water have confirmed that the surface water network capacity would need to be increased. Surface water management is the responsibility of the County Council as Lead Local Flood Authority. Any development scheme will therefore be expected to ensure that the management of surface water run off is undertaken in accordance with the surface water management hierarchy.	Factual clarification	Additional Change with no impact on European sites.
SAASPD –	Anglian Water (483/7755)	32	SSP6	Amend bullet point 5  The need to increase the sSurface water network capacity disposal must be in accordance with the water management hierarchy; and	Factual clarification.	The further detail does not change the previous assessment of no likely significant effect.
SAASPD – AC15	Anglian Water (483/7756);	35	Para 2.65	Amend first sentence to read Anglian Water have has indicated confirmed that the surface water network capacity would need to be increased. Surface water management is the responsibility of the County Council as Lead Local Flood Authority. Any development scheme will therefore be expected to ensure that the management of	Factual correction	Additional Change with no impact on European sites.

Version   Submission   Page   Macro   Page   Pag	J-G P-VV	-14 0	.: -:	/:1-0	A.A	/ t	Hallitante Barrelations
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Surface water run-off is undertaken in accordance with the surface water management hierarchy.  Agency 4(195/7834); Abew Add new poragraph Foul water from Dennington Fruvironment Agency but after 2.65 Gischarges to the Water Recycling Control of the Complying with its American and Control of the Complying with its Agency Amend bullet point 6 agreed Agency Agency Amend bullet point 6 agreed Agency Agency Amend bullet point 6 agreed Agency Amend final bullet point 6 agreed Agency Agency 6 the curiase Agency Amend final bullet Agency Agency Amend final bullet Agency Agency Amend final bullet Agency A			Submission Version	Paragrapn/ Settlement		Comment	Assessment
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(4195/7834);   after 2.65   discharges to the Water Recycling   centre (Framlingham) which is   currently not complying with its   currently not not a title time the application is made.   foul water capacity can be made   currently not developers water network   currently not not a complete capacity   currently not accordance with the water   currently not	AC16	Agency		paragraph	Foul water from Dennington	Environment Agency but	no impact on European
Centre (Framlingham) which is currently not complying with its environmental permit. Developers will therefore need to ensure that, at the time the application is made. [foul water capacity can be made available.]  Amend bullet point 6  The need to its expective and the point of agreed available.  Amend bullet point 6  The need to ensure that, at the time the application is made. [foul water capacity can be made available.]  Amend bullet point 6  The need to ensure that, at the print of the surface water network available.  Amend bullet point 6  The need to ensure that, at the print to be made available.  Add new bullet point to print point and agreed with developers should demonstrate that there is adequate capacity at the made available.  Amend final bullet point to read:		(4195/7834);		after 2.65	discharges to the Water Recycling	not Anglian Water.	sites.
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Anglian Water 38 SSP9 Amend final bullet point to read: Consistency point.  As required, to increase the capacity of the surface water					capacity can be made available		
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(483/7758) As required, to increase the capacity of the surface water	SAASPD -	Anglian Water	38	SSP9	Amend final bullet point to read:	Consistency point.	The further detail does
eapacity of the surface water	MM8	(483/7758)			As required, to increase the		not change the previous
					capacity of the surface water		

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Mod Ret	Kep No	Page In	Policy/	Modification	Reason tor change/	Habitats Regulations
		Submission Version	Paragraph/ Settlement		Comment	Assessment
				network in accordance Surface water disposal must be in accordance with the water management hierarchy.		assessment of no likely significant effect.
AC17	Anglian Water (483/7759)	39	Para 2.78	Amend paragraph to read: In terms of physical constraints, the allocation site is not subject to any identified constraints. ether than Anglian Water identifying a need to increase the surface water network as part of the scheme. Any development scheme will therefore be expected to ensure that the management of surface water run off is undertaken in accordance with the surface water management hierarchy."	Consistency point	Additional Change with no impact on European sites.
SAASPD –	Anglian Water (483/7760)	40	SSP10	Add bullet point  Surface water disposal must be in accordance with the water management hierarchy.	Consistency point	The further detail does not change the previous assessment of no likely significant effect.
SAASPD – AC18	Environment Agency (4195/7835) Anglian Water (483/7761);	42	Para 2.86	Amend paragraph to read Anglian Water have advised that the surface water network capacity would need to be increased. Surface water management is the responsibility of the County Council as Lead Local Flood Authority. Any development scheme will therefore be expected to ensure	Wording agreed with Environment Agency but not Anglian Water	Additional Change with no impact on European sites.

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		Submission Version	Paragraph/ Settlement		Comment	Assessment
				that the management of surface water run-off is undertaken in		
				accordance with the surface water		
				<u>management nierarchy.</u> Development of this site mav		
				require improvements to the		
				sewerage treatment capacity. Foul		
				water from Orford discharges to		
				Gedgrave Sewage Treatment		
				Works which is operating close to		
				its environmental permit.		
				Developers will therefore need to		
				ensure that, at the time the		
				application is made, foul water		
				capacity can be made available.		
				The extent of any improvements		
				will need to be assessed through		
				discussion between the developer		
				and Anglian Water ahead of any		
				planning application being		
				submitted to the District Council.		
SAASPD-	Environment	42	SSP11	Amend bullet point 4:	Viability linked to	The further detail does
MM10	Agency			Provision of affordable housing. A	affordable housing	not change the previous
	dn wolloj)			financial contribution will be	provision has been re-	assessment of no likely
	email			sought towards affordable	checked.	significant effect.
	20.07.16)			housing provision;		
				Amond bullet noint 7		
				Developer will need to		
				developers will need to		
				demonstrate there is adequate		

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Armend final bullet point  Armend final bullet point  1.9557762)  Armend final bullet point  The need to inscrease the capacity and water that capacity can be made  Armend final bullet point  The need to inscrease the capacity  Armend final bullet point  The need to inscrease  Armend final bullet point  Armend final bullet point  The secondarie  The secondarie  Typographical error  Typographical error  Suffolk County Council Educacion  Typographical error  Suffolk County Council Educacion  England  Armend poragraph to read:  Suffolk County Council Educacion  Typographical error  Typographical error  Suffolk County Council Educacion  England  Armend poragraph to read:  Suffolk County Council Educacion  Typographical error  Typographical error	Mod Ket	kep No	Page In Submission	Policy/ Paragraph/	Modification	Keason tor cnange/	Habitats Regulations
Anglian Water  Anglian Water  Anglian Water  Anglian Water  (483/7762)  Annend final bullet point that capacity can be made available; and the reapacity of the espacity of the espace of			Version	Settlement		Collinear	Assessment
483/7762)  Anend final bullet point The need to increase the capacity  Anend final bullet point The need to increase the capacity  GHB-Surface water disposal  He water management  Add paragraph to end of policy  In addition, the air quality  Add paragraph to end of policy  Consistency point linked In addition, the air quality  Add paragraph to end of policy  Consistency point linked In addition, the air quality  Management at Melton  Crossonads and the Air Quality  Management Area declared in  Woodbridge will need to be Investigated in the form of an Air  Quality Assessment, together with  a mittagtion appraisal.  Cuality Assessment together with  Amend paragraph to read:  Suffolk County Council Education  Capacity issues  Typographical error  Suffolk County Council Education  Add new paragraph  The site lies in close proximity to  the capacity issues  Factual clarification.  The site lies in close proximity to  the site will need to preserve and  Add new paragraph  The site lies in close proximity to  the site will need to preserve and  Annend paragraph  The site will need to preserve and  Add new paragraph  The site will need to preserve and  Add new paragraph  The site will need to preserve and  Annend paragraph  The site will need to preserve and					capacity in the foul sewerage network and WRC (Gedgrave) or	Wording agreed with Environment Agency but	
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SCDC   47   SSP13   Add paragraph to end of policy   Clarification and   Interacts   Int					The need to increase the capacity		
SCDC   47   SSP13   Add paragraph to end of policy   Clarification and   Inadericular tem anagement   Consistency point.					of the sSurface water disposal		
SCDC   47   SSP13   Add paragraph to end of policy   Clarification and   In addition, the air quality   Consistency point linked   Impacts of traffic from cumulative   to SSP12   Gevelopment at Melton   to SSP12   Gevelopment at Melton   to SSP12   Gevelopment at Melton   to SSP12   Gevelopment Area declared in   Woodbridge will need to be   investigated in the form of an Air   Quality Assessment, together with   a mitigation appraisal.					network must be in accordance		
hierarchy.    SCDC   47   SSP13   Add paragraph to end of policy   Clarification and					with the water management		
SCDC   47   SSP13   Add paragraph to end of policy   Clarification and					hierarchy.	Consistency point.	
1963/7830    19   19   19   19   19   19   19	SAASPD -	SCDC	47	SSP13	Add paragraph to end of policy	Clarification and	The further detail does
Impacts of traffic from cumulative   to SSP12	MM11	(2963/7830)			In addition, the air quality	consistency point linked	not change the previous
Crossroads and the Air Quality   Management Area declared in   Woodbridge will need to be   Investigated in the form of an Air Quality Assessment, together with   a mitigation appraisal.'   Amend paragraph to read: Suffolk County Council Eduscation   Add new paragraph   Typographical error   Suffolk County Council Eduscation   Factual clarification.   Historic   52   New   Add new paragraph   The site lies in close proximity to   after 2.118 & the Conservation Area and listed   SCDC   move para   buildings. As such, development of the site will need to preserve and   the site will need to prese					impacts of traffic from cumulative	to SSP12	assessment of no likely
Management Area declared in Woodbridge will need to be investigated in the form of an Air Quality Assessment, together with a mitigation appraisal.'     Ouality Assessment, together with a mitigation appraisal.'     SCDC 50 2.113					development at Melton		significant effect.
Management Area declared in   Management Area declared in   Woodbridge will need to be   investigated in the form of an Air					crossroads and the Air Ouglity		
SCDC 50 2.113 Amende will need to be investigated in the form of an Air Quality Assessment, together with a mitigation appraisal.'  SCDC 2.113 Amend paragraph to read: Suffolk County Council Education Education have indicated that there are capacity issues Historic 52 New Add new paragraph England Add new paragraph England Add new paragraph The site lies in close proximity to after 2.118 & the Conservation Area and listed move para buildings. As such, development of the site will need to preserve and the site of the site will need to preserve and the site of the site					Management And declared in		
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SCDC 5.0 2.113 Amend paragraph to read:  SCDC 2.113 Amend paragraph to read:  Suffolk County Council Education Education have indicated that there are capacity issues  Historic 5.2 New Add new paragraph England Add new paragraph (4189/7786) after 2.118 & the Conservation Area and listed move para buildings. As such, development of the site will need to preserve and the site site site site site site site sit					Woodbridge will need to be		
SCDC 50 2.113 Amend paragraph to read: Suffolk County Council Education Historic 52 New Add new paragraph England Add new paragraph Factual clarification.  Historic 52 New Add new paragraph England Add new paragraph (4189/7786) After 2.118 & the Conservation Area and listed move para buildings. As such, development of the site will need to preserve and the site will need to preserve and					investigated in the form of an Air		
SCDC 5.0 2.113 Amend paragraph to read: Typographical error Suffolk County Council Educeation  Education have indicated that there are capacity issues  Historic 5.2 New Add new paragraph England after 2.118 & the Conservation Area and listed move para buildings. As such, development of the site will need to preserve and the site will need to preserve and the conservation and the site will need to preserve and the conservation and the site will need to preserve and the conservation and the site will need to preserve and the conservation and the site will need to preserve and the conservation and the conserva					Quality Assessment, together with		
SCDC2.113Amend paragraph to read:Typographical errorSuffolk County Council EduscationSuffolk County Council EduscationTypographical errorEducation have indicated that there are capacity issuesEducation have indicated that there are capacity issuesFactual clarification.Historic England England (4189/7786)Daragraph after 2.118 & the Conservation Area and listed move paraThe site lies in close proximity to the conservation Area and listed to preserve and the site will need to preserve					a mitigation appraisal.'		
Historic 52 New Add new paragraph England after 2.118 & the Steel of the site buildings. As such, development of the site will need to preserve and site of the site will need to preserve and site of the site will need to preserve and site of the site will need to preserve and site of the site will need to preserve and site of the site will need to preserve and site of the site will need to preserve and site of the site will need to preserve and site of the site will need to preserve and site of the site of th	SAASPD -	SCDC	50	2.113	Amend paragraph to read:	Typographical error	Additional Change with
Historic 52 New Add new paragraph England (4189/7786) Add new paragraph SCDC England SCDC England Add new paragraph The site lies in close proximity to the Conservation Area and listed move para the site will need to preserve and the site will need to preserve and the conserve and the site will need to preserve and the conserve and the site will need to preserve and the conserve and the conserv	AC19				Suffolk County Council Eduscation		no impact on European
Historic 52 New Add new paragraph England after 2.118 & the Steel buildings. As such, development of the site will need to preserve and listed the site will need the					Education have indicated that		sites.
Historic52NewAdd new paragraphFactual clarification.EnglandThe site lies in close proximity to after 2.118 & the Conservation Area and listed move paraAdd new paragraph the site will need to preserve and the site will need to preserve andFactual clarification.					there are capacity issues		
England paragraph The site lies in close proximity to after 2.118 & the Conservation Area and listed move para buildings. As such, development of the site will need to preserve and	SAASPD -	Historic	52	New	Add new paragraph	Factual clarification.	Additional Change with
/7786) after 2.118 & <u>the Conservation Area and listed</u> move para <u>buildings. As such, development of</u> the site will need to preserve and	AC20	England		paragraph	The site lies in close proximity to		no impact on European
move para		(4189/7786)		~~	the Conservation Area and listed		sites.
the site will need to preserve and		SCDC		move para	buildings. As such, development of		
					the site will need to preserve and		

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			2.120 to follow	enhance the character and setting of the Conservation Area and listed buildings.		
SAASPD –	Anglian Water (483/7763); Historic England (4189/7786)	52	SSP15	Amend first bullet point to read:  The design and layout should be of high quality, responding to the sites location in an Area of Outstanding Natural Beauty; the cites relationship with the Conservation Area and being sympathetic to the setting of nearby listed buildings and preserving and enhancing the character and setting of the Conservation Area, and listed buildings.  Amend 2nd bullet point to read Provision of affordable and smaller open market housing. A financial contribution will be sought towards affordable housing provision.  Amend final bullet point  Amend final bullet point  Developers will need to address a significant off-site sewerage requirement to provide foul water connections. Risks posed by septicity of pumped connection	Clarification points Required by Anglian Water	The further detail does not change the previous assessment of no likely significant effect.

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				will need to be addressed. A foul		
				drainage strategy will need to be		
				approved and implemented prior		
				to the development connecting to		
				the sewerage system.		
SAASPD -	Ipswich	54	Paragraphs	Amend and add to paragraphs to	Re-wording agreed	The further detail does
MM13	Borough		2.126 & 2.127	read:	through Statement of	not change the previous
	Council;			Westerfield is a Local Service	Common Ground with	assessment of no likely
	Crest			Centre, located close to the	IBC.	significant effect.
	Nicholson			outskirts of Ipswich, and with a		
				train railway station is one of the		
				more sustainable locations within		
				the district. It is reasonable to		
				assume that residents from this		
				part of the district already make		
				use of the social and community		
				infrastructure that the county		
				town can provide. The location of		
				the district/ borough boundary in		
				this location is of limited relevance		
				to how people live their daily lives.		
				Primary school pupils for example,		
				may attend schools within Ipswich		
				Borough or at the neighbouring		
				village of Witnesham within Suffolk		
				Coastal district.		
				The village is located close to		
				Ipswich's main growth area,		
				ipswich garden suburb, which will		

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				provide for approximately 3,500		
				homes around 2,700 new-together		
				with associated social, community		
				and physical infrastructure		
				provision. When built, these		
				facilities will also be accessible to		
				the people of Westerfield.		
				Similarly, the residents of the		
				garden suburb will be expected to		
				make use of Westerfield railway		
				station. It will be important to		
				ensure that opportunities to		
				improve pedestrian and cycle links		
				between the village and the new		
				development are maximised.		
				Opportunities to improve		
				Westerfield Station will also need		
				to be investigated as development		
				progresses and will include looking		
				to identify land for car parking for		
				the railway station which is		
				currently lacking.		
				The provision of a country park is		
				an important element of the		
				Ipswich Garden Suburb required to		
				mitigate the impact of the new		
				development from the IGS and		
				sites beyond the IGS in both		
				Ipswich Borough Council and		

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				Suffolk Coastal district areas on		
				nearby sites designated as being of		
				international importance for their		
				nature conservation interest (e.g.		
				Orwell and Deben estuaries		
				European sites). Part of the land		
				required for the provision of the		
				country park (including a car park		
				to serve the country park) is		
				located within Suffolk Coastal.		
				These two parcels of land are		
				allocated for public open space		
				under policy SSP35. This will help		
				maintain the separate identity of		
				Westerfield from the new		
				development.		
				Given the clear linkages and		
				relationship between Westerfield		
				(and Witnesham) and the new		
				development in Ipswich Garden		
				Suburb, the Council will consider		
				requests for contributions from the		
				Suffolk Coastal District Council CIL		
				pot and recognises the need to		
				contribute towards infrastructure		
				provision where necessary as		
				identified through any planning		
				application. A separate		
				infrastructure and delivery		

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				framework mechanism is to be		
				agreed with Ipswich Borough		
				Council for the Ipswich Garden		
				Suburb development given that		
				the new built development is to be		
				provided wholly within their		
				administrative boundary. This		
				framework is expected to provide		
				more detail in relation to costs of		
				infrastructure which can support		
				funding requests to the CIL pot for		
				the impact of new developments in		
				Suffolk Coastal on infrastructure		
				such as the Ipswich Garden Suburb		
				country park and Westerfield		
				railway station. In commenting on		
				proposals for the Ipswich Garden		
				Suburb as they have evolved,		
				Suffolk Coastal District has		
				emphasised the importance for		
				Westerfield and its community to		
				retain its separate identity. The		
				location of the country park		
				element which crosses into Suffolk		
				Coastal District will ensure this		
				physical separation (see policy		
				<del>SSP35).</del>		

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SAASPD – AC21	Environment Agency (4195/7837)	55	2.131	Amend paragraph to read: The Environment Agency has advised that a flood risk assessment will be required if the housing element extends over 1ha. Anglian Water have confirmed they have no objection to this site.	Factual correction	Additional Change with no impact on European sites.
AC22	Environment Agency (4195/7837)	26	2.134	A drain crosses the site south to north about two-thirds of the way back from the road frontage.  Information received in response to the Issues and Options consultation confirmed that there are existing problems with drainage and run-off from the site.  The Environment Agency have confirmed that if development is to take place on 1ha or more, then a flood risk assessment will be take place on tha or more, then a flood risk assessment will be required. Anglian Water have confirmed that it is likely that improvements to the foul sewerage network will be required. Historic England have indicated that the drain may be of some historic relevance, as well as the need to have regard to the impact on the setting of nearby listed buildings.	Factual correction	Additional Change with no impact on European sites.

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SAASPD – SCDC AC23	scpc	61	3.02	The identification of the Strategic and General Employment Areas across the the plan area provides a network of employment sites of a size, quality and in locations that:	Typographical error	Additional Change with no impact on European sites.
SAASPD –	Billfinger GVA Hearings Issue 10 – Q51	61	New paragraph below paragraph 3.04	New paragraph  The Sizewell nuclear complex is also a significant local employer and will continue to be so regardless of any decision at national level on the provision of a new nuclear power station on the site. The work associated with the decommissioning of Sizewell A will continue throughout the duration of the plan period.	Consistency point. Wording agreed with Billfinger GVA on behalf of Magnox. Plan already contains factual information on Adastral Park which is outside of the Site Allocations Document area. Sizewell is an important local employer. Similar factual update is justified.	The further detail does not change the previous assessment of no likely significant effect.

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SAASPD –	Evolution  Town Planning (3055/8031 & 3055/8036); SCDC	64	Para 3.15	Amend paragraph to read:  Suffolk Coastal contains a legacy of former airfields – Parham, Debach and Rendlesham (Bentwaters Park). They are large, part brownfield sites in the countryside.  which are generally poorly related to the main road network in the district. They are located on or close to the zone distributor lorry route network as set out in the Suffolk Lorry Route Network. Over time, a number of the buildings have been re-used or redeveloped"	Factual correction	Additional Change with no impact on European sites.
SAASPD – AC25	scDC	99	3.21	Suffolk County Council Archaeology have confirmed that any development proposals should include a desk-based assessment and historic <u>assets</u> <del>assest</del> assessment of the buildings to be affected,	Typographical error	Additional Change with no impact on European sites.
SAASPD – MM15	Anglian Water (483/7764)	99	SSP21	Add new bullet point  A drainage strategy is approved and implemented before development proceeds.	Consistency	The further detail does not change the previous assessment of no likely significant effect.
SAASPD – MM16	Anglian Water (483/7765)	67	SSP22	Add new bullet point  A drainage strategy is approved and implemented before development proceeds.	Consistency	The further detail does not change the previous assessment of no likely significant effect.

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SAASPD – AC26	Evolution Town Planning (3055/8037)	89	Para 3.25	Amend paragraph to read: Anglian Water have advised that development of this site may require a new sewage treatment facility. This should be discussed between the developer and Anglian Water ahead of any relevant planning application being submitted to the Council.	Clarification	Additional Change with no impact on European sites.
AC27	Evolution Town Planning (3055/8038); SCDC	89	Para 3.26	Amend paragraph to read: Any relevant development proposals should include a desk- based assessment to identify potential impacts on heritage assessment of the buildings to be affected, particularly if buildings survive relating to military use. Proposals should include appropriate treatment of heritage assets. Archaeological investigation may be required at an appropriate stage in the development process, depending on the nature of the proposals.	Wording now agreed. Evolution Planning still consider that short of digging up the runway there is unlikely to be any impact on heritage assets. SCDC view is that re-development could involve digging new foundations etc. It is therefore appropriate to include reference within supporting text and policy.	Additional Change with no impact on European sites.
SAASPD –	Evolution Town Planning (3055/8039)	69	SSP23	Amend bullet points 3,4 and 5 and add new bullet point as follows: Amend 3 <sup>rd</sup> bullet point	3 Minor wording change. Not all types of development permitted via the policy will require	The further detail does not change the previous assessment of no likely significant effect.

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		Submission Version	Paragraph/ Settlement		Comment	Assessment
	dn wolloj)			Where necessary investigation of	an investigation into	
	email			potential contamination at the	contamination.	
	03.08.16)			site has been undertaken prior to		
				submission of any <u>relevant</u>	4 Minor consequential	
				planning application.	word change.	
					Phraseology ties the	
				Amend 4 <sup>th</sup> bullet point to read	policy to the wording in	
				"Where necessary adequate	para 3.25 which was	
				sewage treatment facilities are	amended to include the	
				provided;	word 'relevant' in	
					respect of potential	
				Amend bullet point 5 to read	sewage matters	
				Where appropriate, If required		
				measures have been taken to	5 Wording agreed	
				operation and operation has socious	Evolution Dispains etill	
				assess and manage any nemage	Evolution Flamming sum	
				assets on the site.	consider that short of	
	Anglian Water				digging up the runway	
	(483/7766)			Add new bullet point	there is likely to be any	
				Where necessary a drainage	impact on heritage	
				strategy is approved and	assets, SCDC view is that	
				implemented before development	re-development could	
				proceeds.	involve such activity	
SAASPD -	Evolution	70	Para 3.32	Amend paragraph to read	Clarification point	Additional Change with
AC28	lown .			Angilan water have advised that		no impact on European
	Planning			development of this site may		sites.
	(3025/8032)			require improvement to the		
				sewerage treatment capacity. The		
				extent of any improvements will		

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				need to be assessed through discussion between the developer and Anglian Water ahead of any relevant planning application being submitted to the District Council.		
SAASPD – AC29	Evolution Town Planning (3055/8033)	70	Para 3.34	Amend paragraph to read: The Council has recently granted planningA new footpath/bridleway access from Rendlesham into the adjoining countryside, opening up access for residents of Rendlesham is to be provided as part of alongside these proposals.	Technical correction.	Additional Change with no impact on European sites.
SAASPD – AC30	Evolution Town Planning (3055/8034)	70	Para 3.35	Amend paragraph to read: The following policy is designed to support the recently agreed planning application recent planning permission and to support the longer term use of the site through the plan period.	Minor wording change to reflect factual update.	Additional Change with no impact on European sites.
SAASPD-MM18	Evolution Town Planning (3055)	71	SSP24 Bentwaters Park, Rendlesham	Amend policy to read: Bentwaters Park as identified on the Policies Map covers an area of some 390 hectares. It contains a wide range of traditional and unusual (sui generis) employment uses which make use of the great variety of building sizes and types	Minor word changes to policy to read more fluently. Re-checked with DM to ensure implementable when considering planning applications.	The further detail does not change the previous assessment of no likely significant effect.

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	Version	Faragrapn/ Settlement		Comment	Assessment
			and infrastructure available on the	Note the wording	
			site. The building types are	remains the same as that	
			reflective of its former use as a	agreed, but the brackets	
			military airfield. The Council is	around the planning	
			keen to ensure that this site	permission reference	
			remains a vibrant employment	number and approval	
			site. but that it does so within the	date have been	
			identified constraints as set out in	removed.	
			the agreed comprehensive plan		
			for the site (planning application		
			ref C/10/3239). Accordingly the		
			Council will permit new		
			employment uses where they will		
			not breach site, environmental and		
			highway constraints identified and		
			conditioned in the planning		
			permission C/10/3239 approved		
			11/12/2015. Outside of those		
			limits new employment uses will		
			be permitted where they are		
			supported by robust evidence		
			which confirms that their		
			individual and cumulative impacts		
			are acceptable. In both		
			circumstances, proposals should		
			conform to local and national		
			planning policy particularly with		
			regard to the environmental		
			designations on and in close		
			proximity to the site.		

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SAASPD -	SCDC	72	3.40	Suffolk County Council have	Typographical error	
AC31				advised that any development		
				proposals should include a desk-		
				based assessment and historic		
				assets assessment of the		
				buildings to be affected.		
SAASPD -	- <b>33</b> S	73	SSP26	Amend policy to read:		The further detail does
MM19	Archaeology			Levington Park as identified		not change the previous
	(2442/7907)			capacity can be made available.		assessment of no likely
				An archaeological investigation		significant effect.
				may be required depending on the		
				nature of the groundworks.		
SAASPD -	- cos	75	SSP27	Add new bullet point		The further detail does
MM20	Archaeology			An archaeological investigation		not change the previous
	(2442/7908)			may be required depending on the		assessment of no likely
				nature of the groundworks.		significant effect.
SAASPD -		62	4.14	The main concern locally is to	Typographical error	Additional Change with
AC32				ensure that the <del>the</del> town centre		no impact on European
				continues to support the local		Sites.
				tourist industry, but that this		
				should not be at the expense of		
				facilities for local residents		
SAASPD -	SCDC	93	5.03	The Habitat Regulations	Typographical error	Additional Change with
AC 33				Appropriate Assessment work		no impact on European
				undertaken in support of the Core		sites.
				Strategy concluded that there		
				would be a need to mitigate the		
				recreational impact, on sites		
				designated as being of		
				international importance for their		

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				nature conservation interest		
				(European sites <sup>1</sup> ) from <del>from</del>		
				increased housing provision:		
SAASPD-	SCDC	94	5.04	It is is to be expected that new	Typographical error	Additional Change with
AC34				parking provision in areas which		no impact on European
				are already well used such as		sites.
				Woodbridge Riverside for example,		
SAASPD-	SCDC	26	SSP34	Proposals Propsals should	Typographical error	Additional Change with
AC35				demonstrate that appropriate		no impact on European
				measures have been taken to		sites.
				assess and manage any heritage		
				assets on the site.		
SAASPD-	Barton	100	Para 6.08	Amend paragraph to read:	Factual correction in	Additional Change with
AC 36	Wilmore			The Ipswich Garden Suburb is a	relation to numbers.	no impact on European
	(3746/8027)			significant urban extension to	Wording now reflects	sites.
				Ipswich which will provide up to	that for Westerfield as	
				2,700 3,500 new homes supported	agreed through SoCG	
				by new social and community and	with IBC	
				physical infrastructure provision.		
				(Further detail is provided in		
				paragraphs 2.126 & 2.127		

Source European Commission/Environment.

Natura 2000 (European site) is a network of core breeding and resting sites for rare and threatened species, and some rare natural habitat types which are protected in their own right. It stretches across all 28 EU countries, both on land and at sea. The aim of the network is to ensure the long-term survival of Europe's most valuable and threatened species and habitats, listed under both the Birds Directive and the Habitats Directive.

reserves, most of the land remains privately owned. The approach to conservation and sustainable use of Natura 2000 areas is much wider, largely centred Natura 2000 is not a system of strict nature reserves from which all human activities would be excluded. While it includes strictly protected nature on people working with nature rather than against it. However, Member States must ensure that the sites are managed in a sustainable way, both ecologically and economically.

		/		Comment	
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			Westerfield) The provision of a		
			of this proposal, necessary to help		
			mitigate identified in combination		
			effects on nearby European sites,		
			designated as being on		
			international importance for their		
			nature conservation interest. The		
			development will be is subject to a		
			detailed masterplan, which is in		
			process of agreement at the time		
			of drafting this document. Suffolk		
			Coastal has been involved in the		
			preparation of the master plan as a		
			consultee. A key requirement has		
			been to ensure that Westerfield		
			retains its separate identity as a		
			separate village close to Ipswich		
			Town. an important element of		
			the Ipswich Garden Suburb		
			required to mitigate the impact of		
			new development from the		
			Ipswich Garden Suburb and		
			beyond the Ipswich Garden Suburb		
			in both Ipswich Borough Council		
			and Suffolk Coastal district areas		
			on nearby sites designated as		
			being of international importance		
			for their nature conservation		
			interest (e.g. Orwell and Deben		

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				estuaries European sites). Part of		
				the land required for the provision		
				of a country park, including a car		
				park to serve the country park is		
				located within Suffolk Coastal.		
				Policy SSP35 allocates these two		
				parcels of land for public open		
				space as part of the new country		
				park. This allocation will help		
				maintain the separate identity of		
				Westerfield from the new		
				development.		
				The provision of the car park to		
				serve the country park is expected		
				to be provided within that parcel		
				of land accessed via Westerfield		
				Road. The location of the country		
				park element of this		
				comprehensive scheme will		
				provide the necessary buffer		
				between Westerfield village and		
				the proposed new urban areas.		
				Part of the proposed area for the		
				country park falls within Suffolk		
				Coastal district. These two parcels		
				of land are within the control of		
				the developers for the Ipswich		
				Garden Suburb and are allocated		
				for use as public open space as		

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				part of the larger country park associated with the development.		
SAASPD-	SCC	101	Policy SSP35	Amend policy to read:	Revised wording better	Allocation of land to
MM21	(2442/7909)			Two parcels of land as shown on	reflects that used in	form part of a proposed
				the Policies Map are designated as	relation to housing	Country Park is part of
				public open space. This land is	policies for Westerfield.	the package of
				intended to form part of the		mitigation necessary to
				country park (minimum of 24.5ha	Note consequential	prevent impacts to
				total) required to be provided in	changes required to	European sites from
				association with the new Ipswich	maps on pages 54, 101	housing growth, as
				Garden Suburb the built area for	and 207 to include	described in the Suffolk
				which is located within the	additional strip of land	Coastal Core Strategy
				administrative boundary of	onto Westerfield Road	and its HRA. It is also
				Ipswich Borough Council. The	immediately adjacent	necessary as part of the
				detailed scheme for the country	IBC borough boundary.	package of mitigation
				park as it relates to Suffolk Coastal	Revised plans provided	necessary to prevent
				district will be expected to:	at end of this schedule.	impacts to European
				provide		sites from housing
				Safeguard existing pedestrian and		growth, as described in
				cycle access points and provide		the Ipswich Borough
				suitable links to the existing public		Core Strategy and its
				rights of way network;		HRA.
				Make provision for a car park to		Amendments to this
				serve the country park within that		policy provide better
				parcel of land fronting Westerfield		certainty that the
				Road;		Country Park will be
				Make suitable provision for the		achieved in a satisfactory
				provision of any necessary		manner.
				maintenance tracks and access		
				points;		

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				Provide for that part of the country park which lies within Suffelk Coastal district, detailed boundary treatments and be able will also be-required to demonstrate that the residential amenity of dwellings which abut the boundary of the country park and the public rights of way has been safeguarded;  Sensitive treatment will also need to be given to Mill Farm which is a listed building and its setting.  Which is a listed building. An archaeological investigation may be required dependent on the nature of the groundworks		
SAASPD – AC37	Rushmere St Andrew PC (502/7850)	103	Para 6.13	Amend paragraph to read: This policy <del>updates</del> <u>replaces</u> Local Plan 'saved' Policy AP228"	Clarification point requested by Parish Council.	Additional Change with no impact on European sites.
SAASPD – AC38	SCC (2242/7970)	106	Para 7.08	Amend paragraph to read: Suffolk Coastal has a rich, diverse and dense archaeological landscape with the river valleys, in particular, topographically favourable for early occupation of all periods. There are over 7,300 sites of archaeological interest currently recorded in the Suffolk	Typographical error	Additional Change with no impact on European sites.

Mod Ref	Ren No	Page in	Policy/	Modification	Reason for change/	Habitate Regulations
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		Submission Version	Paragrapn/ Settlement		Comment	Assessment
				Historic Environment Record for		
				the district. The distinctive		
				character of the historic		
				environment in the District		
				includes <del>upstanding</del> outstanding		
				coastal archaeology of all dates.		
SAASPD -	Historic	108	SSP37	Amend policy to read:	Factual correction.	Additional Change with
MM22	England			Within the plan areainterest		no impact on European
	(4189/7794)			compiled by English Heritage		sites.
				Historic England and have the		
				status as Designated Heritage		
				Assets:"		
SAASPD -	SCDC	112/113	Paragraph	Newbourne as a settlement is	Amendment suggested	The further detail does
MM23	Discussion at		7.26 and new	defined as an Other Village in the	in response to Inspector	not change the previous
	Hearings Issue		paragraph	Core Strategy policy SP19	Q58 Issues and Matters.	assessment of no likely
	10			Settlement Hierarchy and as such	Plan currently lacks	significant effect.
				opportunities for new	information as to the	
				development are very limited.	character of the Land	
				However, that part of Newbourne	Association Holdings.	
				which comprises former Land	Also picks up Councils	
				Settlement Association Holdings is	response from its	
				a unique area within the district.	Analysis of Responses [F-	
				The Land Settlement Association	04] which confirms	
				was set up in 1934 as an	intention to give specific	
				experimental scheme to provide	consideration to the long	
				unemployed workers from	term future of	
				depressed industrial areas with	Newbourne through the	
				employment on the land. The	Local Plan Review.	
				scheme and its legacy can still be		
				seen in the number of large regular		

Submission Paragraph/ Version Settlement shaped plots, some of which still contain commercial scale greenhouses. The cottages provided with the plots were of standard design.  To retain this character, it is important to continue to control changes which may occur through the replacement, or enlargement of dwellings. The Council has previously produced Supplementary Planning Guidance containing design guidelines to help in this regard. This guidance will be reviewed and re-issued in support still used as originally envisaged and that a debate needs to be had with regard to their long term future. But this debate needs to be had with regard to their long term future of Newbourne as a whole. This is outside the remit of this Site Allocations Document, but will be picked up and addressed through the Local Plan Review.	Mod Ref	Rep No	Page in	Policy/	Modification	Reason for change/	Habitats Regulations
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effect on any European							no likely significant
							effect on any European

Mod Ref	Rep No	Page in Submission Version	Policy/ Paragraph/ Settlement	Modification	Reason for change/ Comment	Habitats Regulations Assessment
						site (see accompanying HRA Addendum for Felixstowe Area Action Plan post-Examination modifications), and this consequential change therefore also has no likely significant effect
SAASPD – AC41	3186/7780	166	Dunwich Policy Map	Amend Inset Map Dunwich pg 170 Minor amendment to physical limits boundary to include gardens south of buildings on St James's Street.	Consistency point. Revised map provided at end of schedule	Additional Change with no impact on European sites.
SAASPD – AC42	Peasenhall Parish Council	190	Peasenhall Policy Map	Amend Inset Map Peasenhall pg 190 Re-title Peasenhall (with part of Sibton)	Factual correction.	Additional Change with no impact on European sites.
SAASPD – AC43	scoc	194	Rushmere St Andrew	Amend Inset Map Rushmere St Andrew pg 194 Minor amendment to physical Iimits boundary to correct earlier drafting error.	Drafting error.	Additional Change with no impact on European sites.
SAASPD – AC44	4208 / 7950	198	Thorpeness Policy Map	Amend Inset Map Thorpeness pg 202 Minor amendment to physical limits boundary to include all of a rear garden to a property on North End Avenue.	Consistency point. Revised map provided at end of schedule.	Additional Change with no impact on European sites.

Mod Ref Rep No	Rep No	Page in	Policy/	Modification	Reason for change/	Habitats Regulations
		Submission Paragraph/ Version Settlement	Paragraph/ Settlement		Comment	Assessment
SAASPD - Crest	Crest	54, 101,	Westerfield	Amend Maps on pg 54, 101, 207	Factual correction.	Additional Change with
AC45	Nicholson	207	Policy Map	Minor amendment to show		no impact on European
				additional strip of land included.		sites.
SAASPD-	SAASPD -   4186 / 7750	208	Westleton	Amend Inset Map Westleton pg	Consistency point	Additional Change with
AC46			Policy Map	208	Revised map provided at no impact on European	no impact on European
				Minor amendment to include	end of schedule	sites.
				outbuildings south of Mill Street.		

## AMENDMENT TO INSET MAPS:

DUNWICH:- Amended physical limits	
SAASPD – AC41	

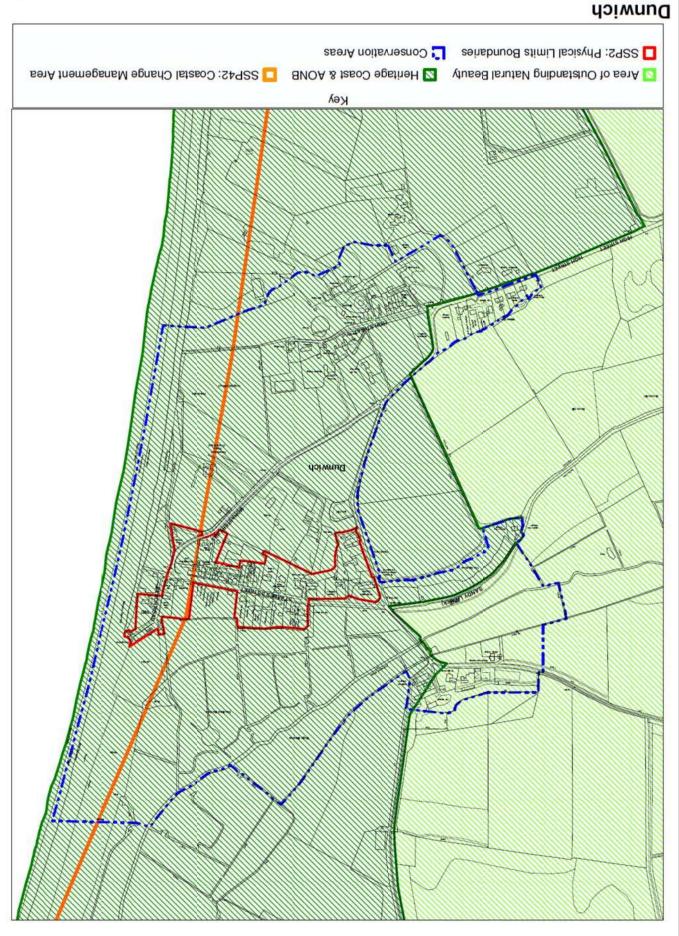
ded physical limits
THORPENESS:- Amen
SAASPD – AC44

SAASPD - AC46 WESTLETON:- Amended physical limits

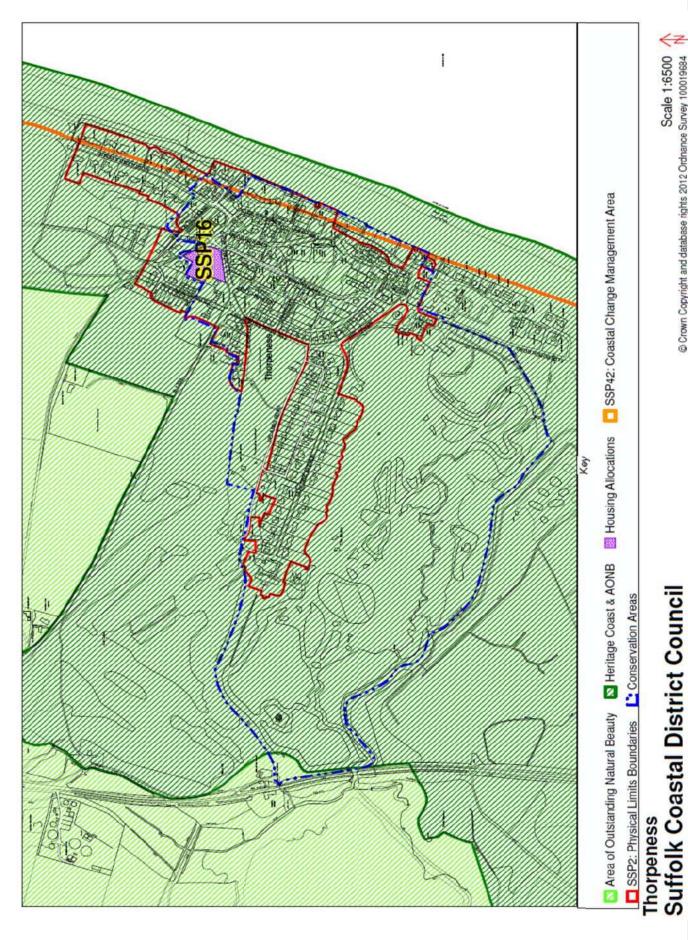
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(X3):-
WESTERFIELD
AASPD – AC45

SAASPD - AC42 PEASENHALL:- Re-titled Peasenhall (with part of Sibton)

RUSHMERE ST ANDREW:- Amended physical limits (to correct earlier drafting error) SAASPD - AC43



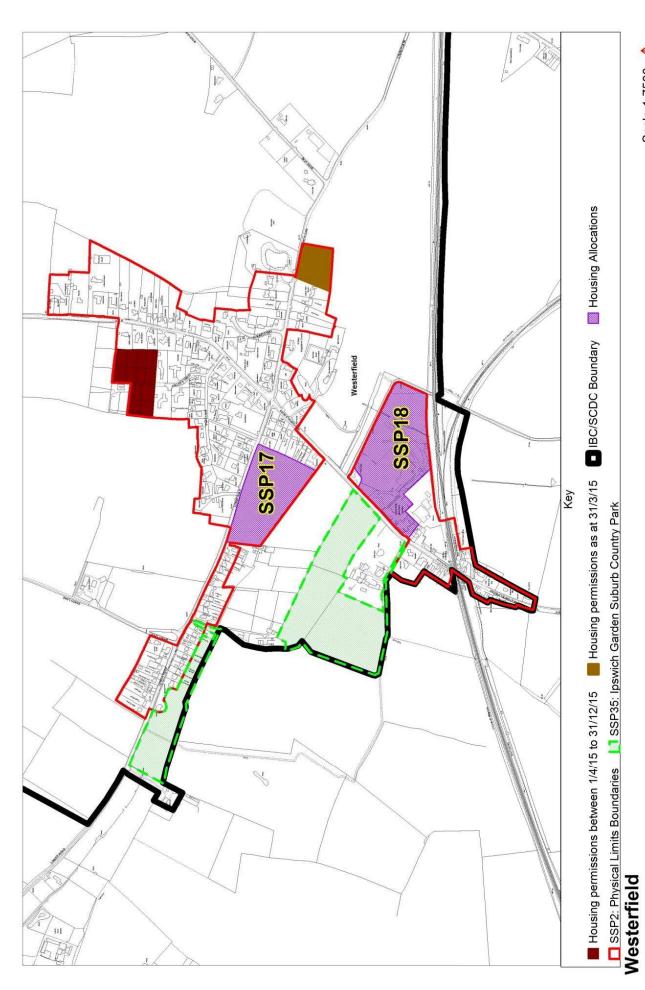




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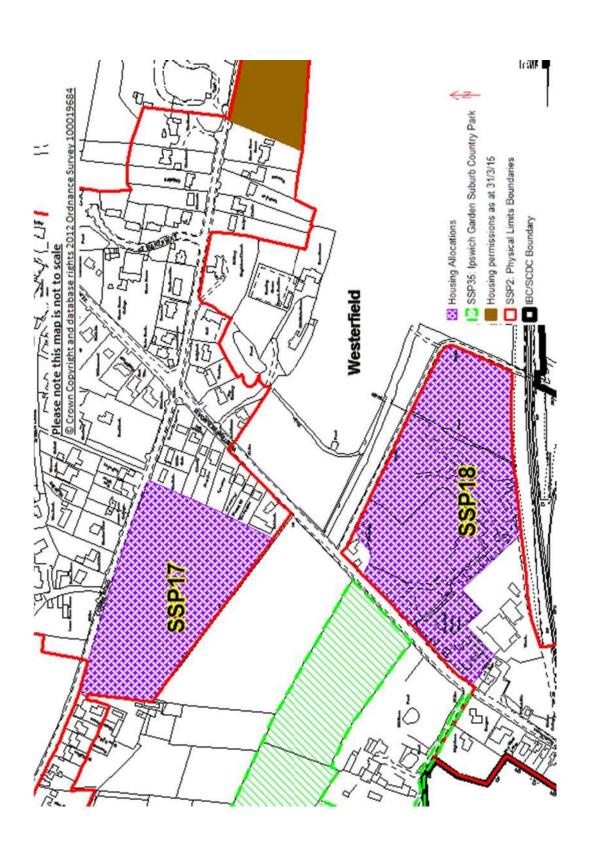


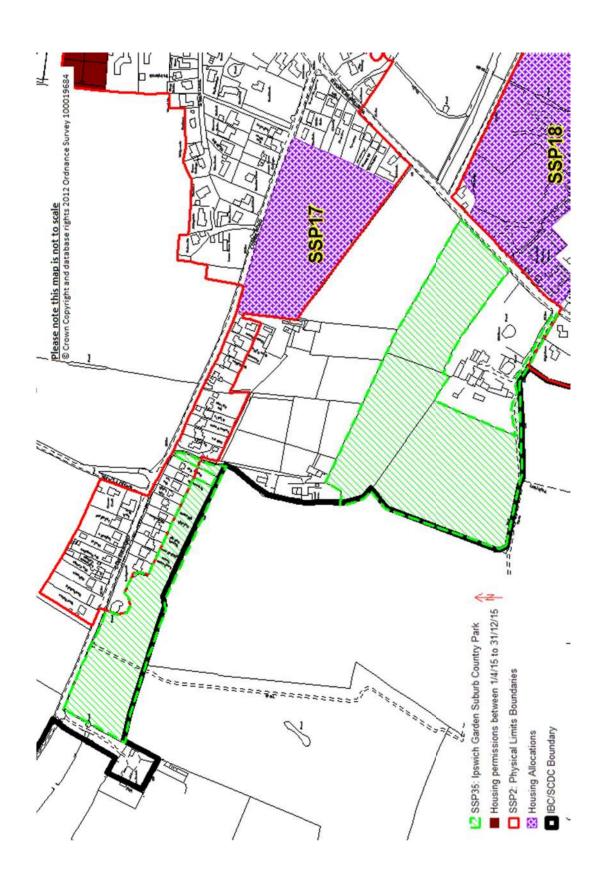
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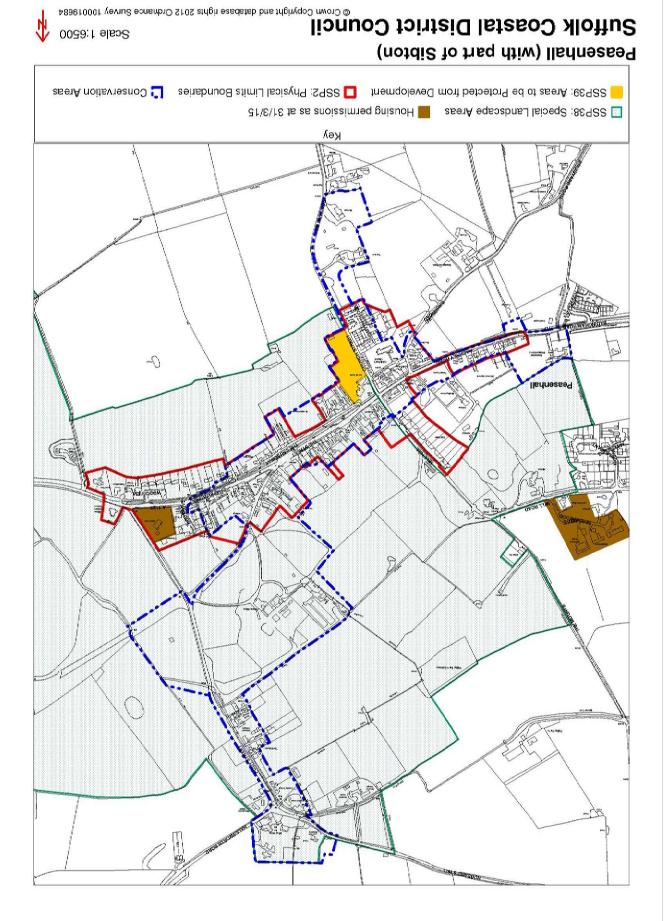


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