

Habitats Regulations Assessment addendum

for

Suffolk Coastal District Council's Felixstowe
Peninsula Area Action Plan 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.

The Landscape Partnership Limited
Registered Office:
Greenwood House
15a St Cuthberts Street
Bedford
MK40 3JG.
01234 261315
Registered in England No 2709001

Quality control

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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.

<p>Prepared by: Signature:</p>  <p>Name: Nick Sibbett Title: Principal Ecologist Date: 7 October 2016</p>	<p>Approved by: Signature:</p>  <p>Name: Dr Jo Parmenter Title: Director Date: 7 October 2016</p>
<p>Client:</p> <p>Suffolk Coastal District Council</p> <p>Melton Hill, Woodbridge, Suffolk IP12 1AU</p> <p>www.eastsuffolk.gov.uk</p>	

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Non-technical summary

The Suffolk Coastal Felixstowe Area Action Plan 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.

One policy modification was sufficient to require some detailed consideration to changes to effect upon European sites. This was Policy FFP8, Land at Thurman's Lane, Trimley St Mary. The February 2016 Habitats Regulations Assessment for the Proposed Submission document of this policy stated that this site would have no likely significant effect on any European site because "*The site is sufficiently far (over 1km) from any European site that no direct impacts would occur from this allocation. The developer will be required to provide public open space to meet the needs of the residents, such as for example dog walking areas to reduce the demand to travel by car to, for example, a European site*". The increase in housing allocation from 100 dwellings to 150 dwellings does not give rise to a change to that assessment. The increase in housing numbers does not indicate that there is any reason to alter the assessment.

No other Main Modifications or Additional Changes were sufficient to change the respective policies so that detailed assessment was required.

In summary, 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.

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 Felixstowe Peninsula Area Action Plan.

1.2 Current stage of Local Plan document

- 1.2.1 The Suffolk Coastal Felixstowe Area Action Plan Proposed Submission document was published for representations in relation to the soundness of the document. The period for Representations was from 18th April 2016 to 31st 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 Felixstowe Area Action Plan 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 made no policy change were identified as having no likely significant effect on any European site. Those modifications which made 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 One policy modification was sufficient to require some detailed consideration to changes to effect upon European sites. This was Policy FFP8, Land at Thurman's Lane, Trimley St Mary. The February 2016 Habitats Regulations Assessment for the Proposed Submission document of this policy stated that this site would have no likely significant effect on any European site because *"The site is sufficiently far (over 1km) from any European site that no direct impacts would occur from this allocation. The developer will be required to provide public open space to meet the needs of the residents, such as for example dog walking areas to reduce the demand to travel by car to, for example, a European site"*.
- 2.2.2 The increase in housing allocation from 100 dwellings to 150 dwellings does not give rise to a change to that assessment as the reasons for a finding of no likely significant effect remain unchanged. The increase in housing numbers does not indicate that there is any reason to alter the assessment.
- 2.2.3 No other Main Modifications or Additional Changes would give rise to a change sufficient to change the respective policies so that detailed assessment was required.
- 2.2.4 In summary, none of the modifications were assessed as having potential to alter 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.

3 Consultations and iterations

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 website¹. There were no representations on the Habitats Regulations Assessment and addendum.
- 3.2.2 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.

¹ <http://www.eastsuffolk.gov.uk/assets/Planning/Suffolk-Coastal-Local-Plan/Joint-Examination-Document-Library/F01-Representations-on-the-Felixstowe-Peninsula-Area-Action-Plan.pdf> accessed on 3rd October 2016

4 References

- The Landscape Partnership. (March 2016). *Habitats Regulations Assessment Addendum for Suffolk Coastal Felixstowe Peninsula Area Action Plan Proposed Submission Document.*
- The Landscape Partnership. (February 2016). *Habitats Regulations Assessment for Suffolk Coastal Felixstowe Peninsula Area Action Plan Proposed Submission Document.*

Appendix 1

Appendix 1. Habitats Regulations Assessment of modifications.

Schedule of Proposed Modifications to the Felixstowe Peninsula Area Action Plan Document – 30 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
FPAAP – AC1	Hearing Session – HBF and others	4	1.12	<i>Amend paragraph to read:</i> The Felixstowe Peninsula Area Action Plan is a subsidiary Local Plan <u>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,</u> in particular in relation to the delivery of housing growth.	Amendment proposed through discussion at Hearings to provide additional explanation as to the role of the plan	Additional Change with no impact on European sites.
FPAAP – AC2	Hearing Session –	4	1.15 and new paragraph.	<i>Amend paragraph to read:</i> The Council has agreed a	Amendment proposed through discussion at	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
	HBF and others			<p>timetable for the Local Plan Review <u>in its Local Development Scheme adopted October 2016. for the period to 2036.</u> The review will take an aligned or joint approach <u>to future development needs</u> in collaboration with adjacent 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, <u>the physical and social infrastructure to support it and environmental implications.</u> Work on the evidence base is well progressed <u>advanced</u> and is co-ordinated via the</p>	Hearings to provide additional explanation as to the role of Local Plan Review.	

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				<p><u>Ipswich Policy Area Board.</u> <u>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.</u></p> <p>Insert new paragraph to read:</p> <p><u>It is anticipated that sites identified for development in the Felixstowe Peninsula Area Action Plan 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</u></p>		

Mod Ref	Rep No	Page in Submission Version	Policy/ Paragraph/ Settlement	Modification	Reason for change/ Comment	Habitats Regulations Assessment
				<u>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.</u>		
FPAAP – AC3	SCDC	6	1.23	<i>Amend paragraph to read:</i> 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.
FPAAP – AC4	SCDC	10	1.38	<i>Amend paragraph to read:</i> A Community Infrastructure Levy.....The CIL helps fund cumulative infrastructure requirements arising from new developments including, but not limited to, development sites identified <u>in</u> this document	Typographical error.	Additional Change with no impact on European sites.
FPAAP – AC5	SCDC	17	Figure 3	<i>Amend figure to read:</i> At least 1,120 <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 lead to no change in the previous assessment of no likely

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						significant effect on any European site, and this consequential change therefore also has no likely significant effect.
FPAAP – AC6	SCDC	18	Table 1	<i>Amend table to read:</i> Felixstowe Peninsula AAP Allocations 1,120 <u>1,170</u> . Total 2,123 <u>2,173</u> . District Total 8,620 <u>8,670</u>	Consequential change result of increase numbers proposed for FPP8.	The increase in housing numbers for FFP8 lead to no change in the previous assessment of no likely significant effect on any European site, and this consequential change therefore also has no likely significant effect.
FPAAP – AC7	SCDC	19	3.10	<i>Amend paragraph to read:</i> Potential sites were submitted through the original ‘call for sites’ in 2008, and 2014-2013 , which then assessed....	Correction of a typographical error and to ensure consistency with Site Allocations and Area Specific Policies DPD.	Additional Change with no impact on European sites.
FPAAP – AC8	SCDC	21	Table 2	<i>Amend table to read:</i> Trimley St Mary New housing allocations 100 <u>150</u> Trimley St Mary Total for plan period 118 <u>168</u> Total for Felixstowe Peninsula New housing allocations 1,120 <u>1,170</u>	Consequential change result of increased numbers proposed for FPP8.	The increase in housing numbers for FFP8 lead to no change in the previous assessment of no likely significant effect on any European site, and this consequential change therefore also has no likely significant effect.

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				Total for Felixstowe Peninsula Total for plan period 2,123 <u>2,173</u>		
FPAAP – AC9	SCDC	22	Table 3	Proportion of growth through completions, permissions and allocations. Major Centres: 51%-53% Eastern Ipswich Plan Area: 28%-27% Felixstowe/Walton & the Trimley villages: 23% <u>26%</u> Towns: 26% <u>25%</u>	Consequential change result of increased numbers proposed for FPP8.	The increase in housing numbers for FFP8 lead to no change in the previous assessment of no likely significant effect on any European site, and this consequential change therefore also has no likely significant effect.
FPAAP – MM1	SCDC	23	Policy FPP1	<i>Amend policy to read:</i> Trimley St Mary 100 <u>150</u> Total 1,120 <u>1,170</u>	Consequential change result of increased numbers proposed for FPP8.	The increase in housing numbers for FFP8 lead to no change in the previous assessment of no likely significant effect on any European site, and this consequential change therefore also has no likely significant effect
FPAAP – AC10	SCDC	23	3.22	<i>Amend paragraph to read:</i> The AAP outlines a number or residential sites across the Felixstowe Peninsula which collectively have the potential to deliver approximately 1,100 <u>1,170</u>	Consequential change result of increased numbers proposed for FPP8.	The increase in housing numbers for FFP8 lead to no change in the previous assessment of no likely significant effect on any European site, and this consequential change therefore also has no likely

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				units which exceeds the Core Strategy target.		significant effect. The cumulative impact of the small increase in housing numbers is not significant.
FPAAP – AC11	Hearing Session – Mr and Mrs Shout	23	3.23	<i>Amend paragraph to read:</i> In the context of the <u>Core Strategy</u> the <u>AAP</u> it also takes into account that the population is <u>expected to grow over the plan period</u> growing and that the Council's objectively assessed housing need is likely to increase in the future.	In response to Mr & Mrs Shout representation in respect of Census figures and inaccurate references to a growing population across the Felixstowe Peninsula.	Additional Change with no impact on European sites.
FPAAP – MM2	ARPlanning – Post Hearing Statement	24	Paragraphs 3.24 – 3.29	<i>Amend paragraphs to read:</i> 3.24 Physical limits boundaries are applied to all settlements identified as sustainable in the Core Strategy under policy SP19 Settlement Hierarchy (Major Centres to Local Service Centres). It is to these settlements that new development is directed first and foremost (Core Strategy policy SP1). <u>Physical limits boundaries are therefore an important</u>	The Council considers that this section could be re-worded to make the housing land supply role more explicit as set out in proposed modification. SCDC does not agree with additional wording suggested by ARPlanning considering it unnecessary as policy SP1A – Presumption in favour of Sustainable Development in the adopted Core Strategy is already in place.	The further detail does not change the previous assessment of no likely significant effect.

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				<p><u>policy for the supply of housing. In order to implement Core Strategy policies SP19 and SP2 and Felixstowe Peninsula Area Action Plan Policy FPP1, physical limits boundaries have been re-drafted to 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.</u></p> <p>3.25 No change</p> <p>3.26 Physical limits boundaries are an important planning tool which 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</p>		

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				<p><u>scope for growth over the plan period (2027).</u> They should not be read as necessarily defining the full extent of a settlement as may be perceived by the local community. For example an open space on the edge of a settlement <u>or small clusters of houses</u> may have been excluded.</p> <p>3.27 No change</p> <p>3.28 Outside of the physical limits boundary, opportunities for <u>housing</u> development are considerably more restricted <u>limited</u> as countryside policies of restraint will apply (Core Strategy policies SP28 and SP29). <u>More limited opportunities for housing in the countryside do however exist through Core Strategy Policies DM1, DM3, DM4, DM6 and DM9.</u></p>		

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				3.29 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 AAP. Those sites with permission for 5 or more dwellings are shown on the Inset Maps and detailed in Appendix 3 and 4.		
FPAAP – MM3	Hearing Session – HBF and others	26	3.35 and new paragraph	<p><i>Amend paragraph 3.35 and add new paragraph:</i></p> <p>The Core Strategy also outlines the Council’s affordable housing policies which this document will adhere to, <u>but subject to latest government policy in terms of how affordable housing is defined and the threshold levels at which affordable housing provision will be required.</u></p> <p><u>The Felixstowe Peninsula Area Action Plan updates</u></p>	<p>The Council has agreed that plan needs to be modified to reflect latest government guidance on affordable housing provision. SCDC had also confirmed in its Analysis of Responses and Hearing Statement G-03 (response to Q33a) that the reference to Local Needs Housing Survey should be amended. Following discussion at the Hearings SCDC were asked to look to provide agreed form of wording with HBF. Latest</p>	<p>The number of housing allocations is not altered by this change, and it is considered that the changes to affordable housing policy will not alter the previous HRA assessment of no likely significant effect upon any European site.</p>

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				<p><u>the Core Strategy to reflect the new government affordable housing policy (National Planning Policy Guidance para 031- Ref ID 23b-031-20160519) whereby:</u></p> <p><u>a) affordable housing contributions will not be sought from schemes of 10 units or less and which have a maximum combined gross floorspace of no more than 1,000 sqm;</u></p> <p><u>b) in designated rural areas, which in the case of Suffolk Coastal District Council is identified as its Areas of Outstanding Natural Beauty, the Council will apply a lower threshold and will seek affordable housing and tariff style contributions from developments of between 6 to 10 units in the form of cash payments. Cash payments are</u></p>	<p>wording SCDC revision to that of HBF</p>	

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				<p><u>commuted until after the completion of the units within the development.</u></p> <p>The provision of affordable housing is a key priority for the this Council and is <u>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”</u> At the national level, the government has <u>re-defined and widened the definition of affordable housing. This includes the provision of starter homes.</u> 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 (<u>once Regulations are issued by Central Government</u>), across the sites in this document will</p>		

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				<p>be encouraged to ensure that everybody has the opportunity to access suitable residential accommodation to meet their needs. <u>The identified priority continues to be for the provision of smaller one and two bedroomed units.</u> The Council will expect that the exact mix of units on each site is informed by appropriate Local Housing Needs Surveys. <u>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.</u></p>		
FPAAP – AC12	SCDC	26	3.36	<p><i>Amend paragraph to read:</i> The Council introduced the Community hInfrastructure Levy Charging Schedule across the district in July 2015.</p>	Typographical error	Additional Change with no impact on European sites.

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FPAAP – MM4	Hearing Session – Suffolk County Council	27	New paragraph after 3.38	<p><i>Add new paragraph:</i> <u>Core Strategy Objective 1 seeks to deliver sustainable communities through better integrated and sustainable patterns of land use, movement, activity and development. The provision of education facilities, including for early years, alongside new development is a vital component to achieving sustainable development as outlined in Core Strategy Policy SP1 and SP18 with respect to infrastructure provision and developer contributions. The Core Strategy established the policy for dispersed development within the Felixstowe Peninsula and the relationship to the provision of infrastructure and resultant developer contributions with regard to mitigating cumulative impacts is outlined in Core Strategy Policy SP21.</u></p>	Further detail added as suggested by Suffolk County Council.	The further detail does not change the previous assessment of no likely significant effect.

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				<u>Developments proposed where there is a lack of spaces in existing early years settings and schools will be expected to contribute to the cost of new provision through planning obligations.</u>		
FPAAP – MM5	Hearing Session – Suffolk County Council	27	3.40	<i>Amend paragraph to read: Suffolk County Council has have identified a need to establish at least one additional facility setting (likely to be for 40 places) for early years education to meet the increasing demand brought about through national changes and new housing delivery from sites that are not large enough to justify an on-site standalone setting but add to the cumulative need for a new facility; these being for the following allocations: FPP3, FPP6 and FPP8. The most appropriate provision would be alongside a new primary school when delivered.</i>	Further detail added as suggested by Suffolk County Council.	The establishment of new early years settings within new housing developments and/or alongside a primary school is not likely to have a significant effect on any European site.

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				<p><u>Further on-site provision for new settings (for at least 32 places) will be needed on allocations: FPP4, FPP5 and FPP7. Whilst the size of development on land north of Conway Close and Swallow Close (FPP5) does not, by itself justify a standalone setting, the lack of places in the vicinity and additional permitted housing (in that location) means that on-site provision is necessary.</u></p>		
FPAAP – AC13	Hearing Session – Suffolk County Council	27	3.43	<p><i>Amend paragraph to read:</i> Suffolk County Council have identified that the best long term solution to meeting this deficit would be to reserve 2.2 <u>2.1</u>ha of land for a new 315 <u>210</u> place primary school (including early years education) in a sustainable location which is well related to housing growth over the plan period. <u>The size of the site</u></p>	Further detail added as suggested by Suffolk County Council.	Additional Change with no impact on European sites.

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				<u>will accommodate further extensions if necessary.</u>		
FPAAP – MM6	Hearing Session – Suffolk County Council	27	3.45	<i>Amend paragraph to read:</i> At this stage, it is not possible to allocate the land for the new primary school as part of the AAP, but the Council will continue to work closely with Suffolk County Council and landowners across the Felixstowe Peninsula to ensure that potential sites across the Felixstowe Peninsula are explored and a site identified. <u>In the meantime, proportionate developer contributions to costs of land and construction will be required, in line with policies in the Core Strategy, to mitigate the impact of developments on the demand for early years and primary places where insufficient capacity is available. The most recent forecasts (2015) show that during the plan period</u>	Further detail added as suggested by Suffolk County Council.	The further detail does not change the previous assessment of no likely significant effect from land allocation for a new primary school.

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				<u>Kingsfleet Primary, Trimley St Martin Primary and Trimley St Mary Primary Schools do not have available capacity.</u>		
FPAAP – MM7	Anglian Water (483/7767)	30	FPP3	<i>Amend bullet point 6 to read:</i> “Improving the capacity of the foul sewerage network <u>Confirmation of adequate capacity in the foul sewerage network or action to upgrade to create the required capacity.”</u>	To reflect Anglian Water requirements.	The further detail does not change the previous assessment of no likely significant effect.
FPAAP – AC14	Hearing Session – Mr and Mrs Shout	31	3.61	<i>Amend paragraph to read:</i> The growing population across the Peninsula as well as p <u>Public consultation responses</u> highlights a need for dwellings for retired people, younger people and families to redress the population imbalance as outlined in Core Strategy Policy SP21. This need is also reflected in public consultation responses and a range of accommodation units on this site to meet	In response to Mr & Mrs Shout representation in respect of Census figures and inaccurate references to a growing population across the Felixstowe Peninsula.	Additional Change with no impact on European sites.

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				the needs of the local community is encouraged.		
FPAAP – AC15	Hearing Session – Felixstowe Rifle Club and Trinity College	32	3.64	<i>Amend paragraph to read:</i> In order for the site to come forward, it will be necessary for an alternative venue for the Rifle Club to be delivered <u>ahead of the use of the existing venue ceasing.</u>	Felixstowe Rifle Club and Trinity College, appearing at hearings.	Additional Change with no impact on European sites.
FPAAP – MM8	Amec Foster Wheeler on behalf of National Grid (4184/8011)	33	New paragraph to be added after 3.73	<i>Add new paragraph:</i> <u>National Grid have identified that the site is in close proximity to IP/HP (intermediate pressure pipelines and high pressure pipelines) gas distribution apparatus which any future development will need to take into account. National Grid wishes to be involved in the preparation, alteration and review of plans and strategies which affect their assets to ensure the continued safe operation of existing sites and equipment.</u>	To reflect requirements of National Grid.	The further detail does not change the previous assessment of no likely significant effect.
FPAAP – AC16	Suffolk County	33	3.74	<i>Amend paragraph to read:</i>	To reflect requirements of Suffolk County Council.	Additional Change with no impact on European sites.

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	Council (2442/7914)			Suffolk County Council require an archaeological <u>assessment excavation</u> to be undertaken prior to any future development of this area. <u>A brief for the work and the options for preservation of any findings is to be agreed with Suffolk County Council.</u>		
FPAAP – MM9	Hearing Session – Felixstowe Rifle Club and Trinity College Hearing Session – Suffolk County Council	34	Policy FPP4	<i>Amend bullet point 1 to read:</i> Any alternative venue for the Rifle Club to be the equivalent (or greater) in terms of quantity <u>and</u> quality and accessibility in comparison to the existing facility, should be secured <u>ahead of the use of the existing facility ceasing, to allow for redevelopment. and provided ahead of the site being redeveloped</u> <i>Insert new bullet point:</i> <u>Provision of on-site early years setting</u>	Felixstowe Rifle Club and Trinity College, appearing at hearings. To reflect requirements of Suffolk County in respect of early years education.	The further detail does not change the previous assessment of no likely significant effect. The establishment of new early years settings within new housing developments and/or alongside a primary school is not likely to have a

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	Amec Foster Wheeler on behalf of National Grid (4184/8011)			<i>Insert new bullet point:</i> <u>Consideration of the IP / HP apparatus crossing the site.</u>	To reflect requirements of National Grid.	significant effect on any European site The further detail does not change the previous assessment of no likely significant effect.
FPAAP – AC17	Anglian Water (483/7773)	35	3.81	<i>Amend paragraph to read:</i> The capacity of the foul sewerage network is a constraint that needs to be overcome to the satisfaction of Anglian Water. <u>Issues in respect of surface water management will have to be overcome to the satisfaction of the partnership with Suffolk County Council who have a statutory responsibility for surface water management.</u>	To reflect requirements of Anglian Water.	Additional Change with no impact on European sites.
FPAAP – AC18	Suffolk County Council (2442/7915)	35	3.82	<i>Amend paragraph to read:</i> Suffolk County Council have therefore highlighted that the need for an archaeological assessment <u>is to be undertaken at an</u>	To reflect requirements of Suffolk County Council.	Additional Change with no impact on European sites.

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				<u>appropriate design stage prior to the granting of outline, technical details or full planning permission prior to the development on this site.</u>		
FPAAP – MM11	Anglian Water (483/7768) Hearing Session – Suffolk County Council	36	FPP5	<i>Amend bullet point 9 to read:</i> Improving the capacity of the foul sewerage network <u>Confirmation of adequate capacity in the foul sewerage network or action to upgrade to create the required capacity.</u> <i>Insert new bullet point:</i> <u>Provision of on-site early years setting</u>	To reflect requirements of Anglian Water. To reflect requirements of Suffolk County in respect of early years education.	The foul sewerage update and establishment of new early years settings within new housing developments and/or alongside a primary school is not likely to have a significant effect on any European site.
FPAAP – AC19	Hearing Session – Mr and Mrs Shout	37	3.90	<i>Amend paragraph to read:</i> The growing population across the Peninsula as well as a Public consultation responses highlights a need for dwellings targeted at the retirement market.	In response to Mr & Mrs Shout representation in respect of Census figures and inaccurate references to a growing population across the Felixstowe Peninsula.	Additional Change with no impact on European sites.
FPAAP – AC20	Suffolk County	38	3.94	<i>Amend paragraph to read:</i>	To reflect requirements of Suffolk County Council	Additional Change with no impact on European sites.

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	Council (2442/7916)			An archaeological assessment will be required prior to any future development on this site at <u>an appropriate design stage prior to the granting of outline, technical details or full planning permission.</u>		
FPAAP - MM12	Anglian Water (483/7769) Historic England (4189/7808)	38	FPP6	Amend bullet point 10 to read: Improving the capacity of the foul sewerage network <u>Confirmation of adequate capacity in the foul sewerage network or action to upgrade to create the required capacity.</u> <i>Insert new bullet point:</i> <u>Development will need to be high quality and sympathetic to the setting of the area and existing Listed Buildings</u>	To reflect requirements of Anglian Water. To reflect requirements of Historic England.	The further detail does not change the previous assessment of no likely significant effect.
FPAAP – AC21	Hearing Session – Mr and Mrs Shout	39	3.97	Amend paragraph to read: The growing population across the Peninsula as well as p <u>Public consultation responses highlights a need</u>	In response to Mr & Mrs Shout representation in respect of Census figures and inaccurate references to a growing population across the Felixstowe Peninsula.	Additional Change with no impact on European sites.

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				for dwellings targeted at the retirement market.		
FPAAP – AC22	Suffolk County Council (2442/7917)	40	3.101	<i>Amend paragraph to read:</i> Suffolk County Council require an archaeological assessment to be undertaken at an <u>appropriate stage prior to the granting of outline, technical details or full planning permission.</u> prior to any future development of this area.	To reflect requirements of Suffolk County Council.	Additional Change with no impact on European sites.
FPAAP – MM13	Hearing Session – Suffolk County Council	41	Policy FPP7	<i>Insert new bullet point:</i> <u>Provision of on-site early years setting</u>	To reflect requirements of Suffolk County in respect of early years education.	The establishment of new early years settings within new housing developments and/or alongside a primary school is not likely to have a significant effect on any European site.
FPAAP – AC23	Suffolk County Council (2442/7918)	42	3.109	<i>Amend paragraph to read:</i> An archaeological assessment will <u>need to be undertaken at an appropriate design stage prior to the granting of outline, technical details or full planning permission</u> <u>which will allow archaeological.....</u>	To reflect requirements of Suffolk County Council.	Additional Change with no impact on European sites.

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FPAAP – MM14	Hearing Session – Trinity College	43	FPP8	<p><i>Amend policy introduction to read:</i> 4.47ha of land, south of Thurmans Lane, Trimley St Mary, as shown on the Policies Map, is identified for approximately 100 150 residential units.</p>	To reflect the planning applications which the Council has received for the site.	<p>The February 2016 Habitats Regulations Assessment for the Proposed Submission document of this policy stated that this site would have no likely significant effect on any European site because “<i>The site is sufficiently far (over 1km) from any European site that no direct impacts would occur from this allocation. The developer will be required to provide public open space to meet the needs of the residents, such as for example dog walking areas to reduce the demand to travel by car to, for example, a European site</i>”.</p> <p>The increase in housing allocation does not give rise to a change to that assessment as the reasons for no likely significant effect remain unchanged.</p>
	Historic England (4189/7810)			<p><i>Amend bullet point 8 to read:</i> Development will need to be <u>high quality and</u></p>	To reflect requirements of Historic England.	<p>The further detail does not change the previous assessment of no likely significant effect</p>

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				sympathetic to the setting of Mill Farmhouse.		
FPAAP – MM15	Anglian Water (483/7770)	50	FPP10	<i>Amend bullet point 5 to read:</i> Improving the capacity of the foul sewerage network <u>Confirmation of adequate capacity in the foul sewerage network or action to upgrade to create the required capacity.</u>	To reflect requirements of Anglian Water.	The further detail does not change the previous assessment of no likely significant effect
FPAAP – MM16	Anglian Water (483/7771)	51	FPP11	<i>Amend bullet point 5 to read:</i> Improving the capacity of the foul sewerage network <u>Confirmation of adequate capacity in the foul sewerage network or action to upgrade to create the required capacity.</u>	To reflect requirements of Anglian Water.	The further detail does not change the previous assessment of no likely significant effect.
FPAAP – MM17	Amec Foster Wheeler on behalf of National Grid (4184/8012)	53	New paragraph after 4.29	<i>Add new paragraph:</i> <u>National Grid have identified that the site is in close proximity to IP/HP (intermediate pressure pipelines and high pressure pipelines) gas distribution apparatus which any future development will need to take into account. National</u>	To reflect requirements of National Grid.	The further detail does not change the previous assessment of no likely significant effect.

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				<u>Grid wishes to be involved in the preparation, alteration and review of plans and strategies which affect their assets to ensure the continued safe operation of existing sites and equipment.</u>		
FPAAP – MM18	Amec Foster Wheeler on behalf of National Grid (4184/8012) Anglian Water (483/7772)	53	FPP12	<i>Add new bullet point:</i> <u>Consideration of the IP / HP apparatus crossing the site.</u> <i>Amend bullet point 6 to read:</i> Improving the capacity of the foul sewerage network <u>Confirmation of adequate capacity in the foul sewerage network or action to upgrade to create the required capacity.</u>	To reflect requirements of National Grid. To reflect requirements of Anglian Water	The further details regarding IP/HP apparatus and sewage capacity do not change the previous assessment of no likely significant effect.
FPAAP – AC24	SCDC	57	Felixstowe Town Centre Map	<i>Amend map:</i> Key and Ordnance Survey Information added to the map	Information missing from the map in Proposed Submission Document.	Additional Change with no impact on European sites.

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FPAAP – AC25	Historic England (4189/7815)	67	6.03	<i>Amend paragraph to read:</i> Felixstowe’s heritage has a positive contribution on <u>to</u> tourism in the area which the AAP will seek to protect and retain.	Typographical error	Additional Change with no impact on European sites.
FPAAP – AC26	SCDC	68	6.12	<i>Amend paragraph to read:</i> Felixstowe Ferry is outside of the Physical Limits Boundary for Felixstowe....	Typographical error	Additional Change with no impact on European sites.
FPAAP – AC27	SCDC	69	6.17	<i>Amend paragraph to read:</i> The Golf Course is also outside of the Physical Limits Boundary and future development within this area will be resisted.	Typographical error	Additional Change with no impact on European sites.
FPAAP – MM19	SCDC Economic Services (4218/8005)	79	FPP24	<i>Amend policy to read:</i> Proposals will normally be expected in sea front locations but may also be welcomed in other locations across the <u>Felixstowe Peninsula</u> such as the town centre...	Reinforces role the whole Peninsula has in respect of tourism.	The further detail does not change the previous assessment of no likely significant effect.
FPAAP – AC28	Hearing Session – Suffolk County Council	95	Infrastructure Framework	<i>Amend Infrastructure Requirement to read:</i> Requirement for new primary school provision (2.2ha, 315 places) <u>(2.1ha, 210 places)</u> .	Consequential change as a result of amendment to paragraph 3.43, to reflect Suffolk County Council requirements in respect of primary school provision.	Additional Change with no impact on European sites.

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FPAAP – MM20	SCDC	99	Infrastructure Framework	<p><i>Insert new row:</i> <u>Site(s): FPP4 – Land north of Walton High Street</u> Infrastructure Requirement: <u>On-site early years setting.</u> Responsible Agencies: <u>Developer, Suffolk County Council.</u> Infrastructure Classification: <u>Critical.</u> Indicative Phasing: <u>At the time of site development.</u> Risk: <u>Insufficient capacity for early years education is provided.</u> Contingency/Mitigation: <u>Work closely with Suffolk County Council to consider opportunities. Allocate a site as part of the early aligned/joint Local Plan Review.</u> Indicative Sources of Funding: <u>CIL, Suffolk County Council, Private.</u></p>	Consequential change as a result of amendment to paragraph 3.40 to reflect Suffolk County Council requirements in respect of early years provision.	The establishment of new early years settings within new housing developments and/or alongside a primary school is not likely to have a significant effect on any European site.
FPAAP – MM21	SCDC	99	Infrastructure Framework	<p><i>Insert new row:</i> <u>Site(s): FPP5 – Land north of Conway Close and Swallow Close</u></p>	Consequential change as a result of amendment to paragraph 3.40 to reflect Suffolk County Council	The establishment of new early years settings within new housing developments and/or alongside a primary

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				<p>Infrastructure Requirement: <u>On-site early years setting.</u></p> <p>Responsible Agencies: <u>Developer, Suffolk County Council.</u></p> <p>Infrastructure Classification: <u>Critical.</u></p> <p>Indicative Phasing: <u>At the time of site development.</u></p> <p>Risk: <u>Insufficient capacity for early years education is provided.</u></p> <p>Contingency/Mitigation: <u>Work closely with Suffolk County Council to consider opportunities. Allocate a site as part of the early aligned/joint Local Plan Review.</u></p> <p>Indicative Sources of Funding: <u>CIL, Suffolk County Council, Private.</u></p>	requirements in respect of early years provision.	school is not likely to have a significant effect on any European site.
FPAAP – MM22	SCDC	99	Infrastructure Framework	<p><i>Insert new row:</i></p> <p><u>Site(s): FPP7 – Land off Howlett Way</u></p> <p>Infrastructure Requirement: <u>On-site early years setting.</u></p>	Consequential change as a result of amendment to paragraph 3.40 to reflect Suffolk County Council requirements in respect of early years provision.	The establishment of new early years settings within new housing developments and/or alongside a primary school is not likely to have a significant effect on any European site.

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				<p>Responsible Agencies: <u>Developer, Suffolk County Council.</u></p> <p>Infrastructure Classification: <u>Critical.</u></p> <p>Indicative Phasing: <u>At the time of site development.</u></p> <p>Risk: <u>Insufficient capacity for early years education is provided.</u></p> <p>Contingency/Mitigation: <u>Work closely with Suffolk County Council to consider opportunities. Allocate a site as part of the early aligned/joint Local Plan Review.</u></p> <p>Indicative Sources of Funding: <u>CIL, Suffolk County Council, Private.</u></p>		
FPAAP – AC29	SCDC	104	Housing Trajectory	<p><i>Amend trajectory:</i></p> <p>Additional 50 units on site FPP8 added to the Housing Trajectory</p>	Consequential change result of increased numbers proposed for FPP8.	The increase in housing numbers for FPP8 lead to no change in the previous assessment of no likely significant effect on any European site, and this consequential change therefore also has no likely significant effect.

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FPAAP – AC30	SCDC	105	Anticipated rate of delivery table	<i>Amend table to read:</i> Policy FPP6 Total No 70 2019/20: <u>10</u> 2020/21: 30 2021/22:30 2022/23: 40	Anticipated rate of delivery amended to reflect align with SCDC Housing Land Supply Position (H-01) September 2016.	The change of rate of delivery of 70 dwellings at ‘Land opposite Hand in Hand Public House, Trimley St Martin’ is not likely to have a significant effect on any European site.
FPAAP – AC31	SCDC	105	Anticipated rate of delivery table	<i>Amend table to read:</i> Policy FPP8 Total No 100 <u>150</u> 2019/20: 50 2020/21: 50 2021/22: <u>50</u>	Consequential change result of increased numbers proposed for FPP8.	The increase in housing numbers for FPP8 lead to no change in the previous assessment of no likely significant effect on any European site, and this consequential change therefore also has no likely significant effect.
FPAAP – AC32	SCDC	120	Kirton Inset Map	<i>Amend map:</i> Areas to be protected from development shown in a different colour	Proposed Submission Document showed these as the incorrect colour.	Additional Change with no impact on European sites.
FPAAP – AC33	SCDC	121	Falkenham Inset Map	Amend map: Areas to be protected from development shown in a different colour	Proposed Submission Document showed these as the incorrect colour.	Additional Change with no impact on European sites.

