

Our ref: 06/BDC/HPNP
Your ref: -

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Via e-mail.

Dear Ms O'Rourke,

RE – Hatfield Peverel Neighbourhood Plan

Following on from our previous correspondence of the 29th November 2018.

The Neighbourhood Plan Group and Local Planning Authority met on Friday 11th January 2019 to discuss the way forward with the Hatfield Peverel Neighbourhood Plan following two important changes in circumstances. The first is that planning permission has been granted for the Arla site which is similar to the proposed site allocation in the Neighbourhood Plan (Planning Application reference number 16/02096/OUT granted on 20th December 2017 for up to 145 dwellings with public open space, vehicular access and associated infrastructure). The second is a new basic condition relating to habitats. We felt it important to take stock of whether and how these two issues affected the progress of the Neighbourhood Plan. We have concluded that some additional work is necessary and are pleased to set out our thinking below for your agreement.

The following actions, which have been agreed between BDC and the Parish Council, are proposed;

As planning permission has now been granted, Natural England have advised that it is now no longer necessary for the Neighbourhood Plan to have an Appropriate Assessment. Therefore having taken advice from Place Services and the Planning Consultant supporting the Parish Council, we consider that the Hatfield Peverel Neighbourhood Plan incorporating amendments set out in the focused changes (May 2018) should be re-screened for HRA and consequently SEA. These would both be new screening assessments that replace any previous work. Place Services would be commissioned to undertake this work and have indicated it can be completed by 1st February 2019.

Once both screening assessments have been completed, consultation will be undertaken with the three statutory consultees on both assessments. Following this, a 6 week public consultation period will be undertaken. The timing of this will be dependent on how quickly we are able to get responses

from the statutory consultees on the SEA and HRA Screening. Local Elections are also being held in Braintree District on the 2nd May 2019. This means that a Purdah period will start on the 26th March 2019, during this time we will be unable to conduct any consultations, meaning that any consultation could be delayed until after the 2nd May. If any other Elections take place before then we will advise accordingly. It is proposed that I provide a further update to you week beginning 11 February as to the date of commencement for the public consultation.

Given you have previously advised that the Neighbourhood Plan should be revised to clearly incorporate the three changes subject to the focused changes, we confirm it is our intention to produce a document that clearly adds these changes and it is this document that will be screened and consulted upon.

In the light of the new basic condition, we do not consider it necessary to amend the Basic Conditions Statement. However, we would be pleased of your confirmation on this matter. Should you feel it does need to be changed, it would be our intention to ensure that this is available and consulted upon at the same time as the collated Neighbourhood Plan and the new HRA and SEA screening assessments.

We now seek your agreement to this proposed course of action and appreciate any comments you may have.

Yours sincerely,

Alan Massow
Principal Planning Policy Officer

CC – Hatfield Peverel Parish Council and Hatfield Peverel Neighbourhood Plan Group.