

**Strategic Environmental Assessment Screening Report
Great Easton Neighbourhood Plan**



**Great Easton Neighbourhood Plan
Strategic Environmental Assessment
Screening Report**

**Prepared by
Harborough District Council
On behalf of**

Great Easton Parish Council

20th December 2016

Strategic Environmental Assessment Screening Report Great Easton Neighbourhood Plan

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Strategic Environmental Assessment Screening Report

Great Easton Neighbourhood Plan

1. Introduction

1.1 This screening report is used to determine whether or not the contents of the Great Easton Neighbourhood Plan (GENP) requires a Strategic Environmental Assessment (SEA) in accordance with the European Directive 2001/42/EC and associated Environmental Assessment of Plans and Programmes Regulations 2004.

1.2 The purpose of the Great Easton Neighbourhood Plan is to influence and direct the shape and nature of the development in the community and gives the opportunity to identify the best ways to deliver development, directing it towards what the local community needs and wants, while protecting natural environment and cultural assets and ensuring a more sustainable future for the community and future generations. There are many issues that are of importance to the residents of Great Easton that have emerged through the consultation process and which have been tackled through the preparation of the Neighbourhood Plan. Specific 'Theme Groups' were established in spring 2015 to drill down into the detail of the Neighbourhood Plan in subject areas of Community Facilities; Environment and Heritage; Housing and Design and Transport, Highways and Employment.

1.3 The Great Easton Neighbourhood Plan Vision is:

"The Neighbourhood Plan seeks to ensure that Great Easton 1) is a tranquil and safe place to live; 2) continues to thrive as a vibrant and distinct village with a balanced and diverse community; 3) will evolve and expand whilst retaining its unique and distinctive character and 4) provides wellbeing through a healthy, creative, equitable and sustainable life.

Great Easton will be known for its strong community, its school, attractive streets and green spaces and thriving natural environment. It will be safe and enjoyable to move around on foot and bike, thus promoting a safe, family focused and invigorating environment for future growth."

1.4 The Great Easton Neighbourhood Plan seeks to achieve the vision in the following ways:

- a) Supporting measured, proportionate, timely and sustainable development, in a gradually phased manner. These developments will be eco-friendly in both design and operation. They will also recognise the village character, being built to be sympathetic with the predominant Iron Stone and red brick, be well spaced and conform to local need both from an employment and demographic perspective.
- b) Maintaining the high quality natural environment with protected wildlife interests, recognising the local agricultural predominance.
- c) Retaining and enhancing the character and appeal of the existing conservation area and unique assets of the parish, including footpaths, jitties, open green spaces and community and recreational facilities.

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- d) Endorsing and/or developing policies and developments that have a positive effect on the sustainability and environment of the village, including those that remove or minimise flood risk, mitigate climate change and reduce the village carbon foot-print.
- e) Enhancing and supporting our rural economy through ensuring efficient and timely public transport to neighbouring centres and providing an environment for local businesses and home working to flourish in a modern digital age.
- f) Endorsing policies that ensure any potential increase in traffic volume is kept within safe and efficient parameters and concurrently does not compromise the safety or alter the feel of the village.

1.5 The vision and core objectives of the Pre-Submission Draft (Regulation 14) Neighbourhood Plan are based on the key issues raised by local people. They have been summarised and refined by the Steering Group to form the basis of the Neighbourhood Plan for Great Easton.

1.6 The Neighbourhood Plan (Reg 14 draft September 2016) has the following policies at its core:

POLICY SD 1: PRESUMPTION IN FAVOUR OF SUSTAINABLE DEVELOPMENT - When considering development proposals, the Neighbourhood Plan will take a positive approach that reflects the presumption in favour of sustainable development contained in national and District-wide plans and policies.

POLICY SD 2: GENERAL POLICY PRINCIPLE - Where there are no policies in the Neighbourhood Plan relevant to a planning application or development proposal, the provisions of relevant national and District-wide plans and policies apply.

POLICY SD3: LIMITS TO DEVELOPMENT - Development proposals within the Neighbourhood Plan area will be supported on sites within the Limits to Development as identified in Figure 2 (below) where it complies with the policies of this Neighbourhood Plan and subject to design and amenity considerations.

POLICY H1: HOUSING PROVISION - Having regard to dwellings already constructed or with planning permission, the remaining housing provision for Great Easton will be a target of up to 32 new dwellings over the period 2011 to 2031, which will be met by the allocation of housing sites in Policy H3 - 31 in total comprising land to rear of 2 High Street (10 units), land adjacent to Barnsdale House (8 units) and land to the rear of

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28 Broadgate (13 units) as well as windfall sites in accordance with Policy H4.

POLICY H2: PRIORITY TO BE GIVEN TO BROWNFIELD SITES - Development Proposals for the redevelopment or change of use of redundant land or buildings within the village envelope should be prioritised above non-brownfield sites, provided it has limited environmental, landscape or ecological value.

POLICY H3: HOUSING ALLOCATIONS - Land is allocated for housing development at 3 locations and on the Limits to Development map. Development will be permitted subject to the following criteria:

The rear of 2 High Street

The development should provide for 10 dwellings on brownfield land in line with policy H2;

Four units should be affordable, made available to local people in line with policy H7;

The housing mix shall be in line with Policy H6; and

The design of the scheme shall comply with Policy DBE1.

Barnsdale House

The development should provide for 8 dwellings, including 7 houses in the grounds of Barnsdale House and a tied house linked to the stables;

Three units should be affordable, made available to local people in line with policy H7;

The housing mix shall be in line with Policy H6;

The design of the scheme shall comply with Policy DBE1; and

A circular village walk shall be created, incorporating part of the Jurassic Way and the disused former railway line as a permissive footpath for the benefit of all residents.

The rear of 28 Broadgate (extension to earlier proposal)

The development should provide for 13 dwellings;

Five units should be affordable, made available to local people in line with policy H7;

The design of the scheme shall comply with Policy DBE1; and The housing mix shall be in line with Policy H6.

POLICY H4: WINDFALL SITES - Small scale development proposals for infill and redevelopment sites (up to two dwellings) will be supported where:

- a) It is within the Limits to Development of Great Easton;
- b) It helps to meet the identified housing requirement for Great Easton;
- c) It respects the shape and form of Great Easton in order to maintain its distinctive character and enhance it where possible;
- d) It retains existing important natural boundaries such as trees, hedges and streams;

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- e) It provides for a safe vehicular and pedestrian access to the site; and
- f) It does not reduce garden space to an extent where it adversely impacts on the character of the area, or the amenity of neighbours and the occupiers of the dwelling.

Policy H5: RESERVE SITE - Station Yard, Caldecott.

An allocation for further houses on the site at Brickyard Lane, as shown in Figure 2, will be considered for housing development if:

- a) It is required to remediate a substantial shortfall in the supply of housing land due to the failure of existing housing sites in Great Easton to deliver the anticipated scale of development required; or
- b) It becomes necessary to provide for additional homes in the Parish in accordance with any new development plan document that replaces the Harborough Local Plan.

Development will be permitted subject to the following criteria:

- a) The development should provide for 12 dwellings;
- b) 40% of the dwellings should be affordable, made available to local people in line with policy H7;
- c) The housing mix shall be in line with Policy H6;
- d) The design of the scheme shall comply with Policy DBE1; and
- e) The development should be substantially located within previously developed areas of land in line with Policy H2.

Employment and mixed-use development would be supported subject to the provisions contained within the Neighbourhood Plan.

POLICY H6: HOUSING MIX - New housing development proposals should provide a mixture of housing types specifically to meet identified local needs in Great Easton. Priority should be given to dwellings of 3 bedrooms or fewer and to single storey accommodation suitable for older people.

The provision of houses that meet the Lifetime Homes Standard will be supported.

POLICY H7: AFFORDABLE HOUSING - To meet identified needs within the community, 40% of all new housing developments of 10 units or more will be high quality affordable housing.

The affordable housing should be provided as an integral part of the development and be of a similar style to the other housing on the site. It should also be developed as individual units scattered throughout the development and achieve Lifetime Homes Standards in order to meet the needs of an ageing population.

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Where possible, affordable housing within the Neighbourhood Plan area shall be allocated to eligible households with a connection to Great Easton defined as being where at least one member of the household:

- a) Was born in Great Easton or;
- b) Presently resides in the Parish and has, immediately prior to occupation, been lawfully and ordinarily resident within the Parish for a continuous period of not less than twelve months; or
- c) Was ordinarily resident within Great Easton for a continuous period of not less than three years but has been forced to move away because of the lack of affordable housing; or
- d) Is presently employed or self-employed on a full time basis in Great Easton and whose main occupation has been in Great Easton for a continuous period of not less than twelve months immediately prior to occupation; or
- e) Has a need to move to Great Easton to be close to a relative or other person in order to provide or receive significant amounts of care and support.
- f) Has a close family member who is lawfully and ordinarily resident within Great Easton for a continuous period of not less than three years immediately prior to occupation and for the purposes of this clause a “close family member” shall mean a mother, father, brother or sister. Only where no households can be found that meet any of the above criteria shall affordable housing within the Neighbourhood Plan area be allocated to otherwise eligible households from elsewhere across Harborough District.

POLICY DBE1: DESIGN - All new development proposals of one or more houses, replacement dwellings and extensions will need to satisfy the following building design principles:

- a) New development should enhance and reinforce the local distinctiveness and character of the area in which it is situated, particularly within the Conservation Area, and proposals should clearly show within a Design and Access Statement how the general character, scale, mass, density and layout of the site, of the building or extension fits in with the aspect of the surrounding area. Care should be taken to ensure that the development does not disrupt the visual amenities of the street scene and impact negatively on any significant wider landscape views;
- b) Adequate off road parking should be provided as a minimum of two car parking spaces for dwellings of three bedrooms or less and three spaces for dwellings of four bedrooms or more;
- c) All new housing should continue to reflect the character and historic context of existing developments within the Parish and incorporate a diversity of materials. However, contemporary and innovative materials and design will be supported where positive

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improvement can be robustly demonstrated without detracting from the historic context;

- d) Development should be enhanced by biodiversity and landscaping with existing trees and hedges preserved whenever possible;
- e) Where possible, enclosure of plots should be of native hedging, rural wooden fencing, or brick/stone wall of rural design;
- f) Development should incorporate sustainable design and construction techniques to meet high standards for energy and water efficiency, including the use of renewable and low carbon energy technology, as appropriate;
- g) Development should incorporate sustainable drainage systems with maintenance regimes to minimise vulnerability to flooding and climate change; ensuring appropriate provision for the storage of waste and recyclable materials; and
- h) Development should be of a similar density to properties in the immediate surrounding area.

POLICY DBE2: DESIGN QUALITY - BUILDINGS AND STRUCTURES OF LOCAL HISTORICAL AND ARCHITECTURAL INTEREST - Development proposals that will affect an identified building or structure of local historical or architectural interest or its setting will be required to conserve and enhance the character, integrity and setting of that building or structure.

POLICY NHE 1: PROTECTION OF LOCAL GREEN SPACES - Development proposals that would result in the loss of, or have an adverse effect on, an identified Local Green Space (listed and mapped below in figure 4, and detailed in Appendix 2) will be resisted.

- Holt View, start of footpath B66 to Blaston (map ref 02)
- Rectory Farm paddock, Lounts Crescent (03)
- Church Bank verges and greens includes HDC proposed LGS/GRTE/4 (04)
- Brook Lane paddock HDC proposed LGS/GRTE/2, 2015 (05)
- Barnsdale paddock HDC proposed LGS/GRTE/3, 2015 (06)
- Independent Chapel graveyard (07)
- Open space at the end of Deepdale and start of bridleway B70 (08)
- Village Brook valley (60)

Community Action NHE 1: OTHER IMPORTANT OPEN SPACE - The Parish Council will actively work with Harborough District Council and other partners to secure the protection of the locations and features of the following sites (listed and mapped below, figure 5, and detailed in

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Appendix 4) through existing or new designation as Harborough District Council OSSR sites.

- St. Andrew's Churchyard HDC Burial Ground OSSR 2595
- Great Easton cemetery HDC Burial Ground OSSR 2790
- Children's Play Area, village hall HDC Play Area OSSR
- Moulds Lane (map ref 10)
- Vicarage Lane (11)
- Hollands Lane (12)
- Sawpit Lane (13)
- Broadgate / Pitchers Lane junction and verges HDC Amenity Open Space 314 (14)
- Broadgate / High Street junction HDC Amenity Open Space 326
- High Street verges HDC Amenity Open Space 639 (15)
- Village Green north HDC Amenity Open Space 448
- War Memorial Green HDC Amenity Open Space 222
- Lounts Crescent verges (16)
- Brook Lane verges and stream banks (17)
- Open space between cemetery and garage court (18)
- Clark's Piece Recreation Ground and Play Area (both HDC OSSR sites) (43)

POLICY NHE 2: PROTECTION OF OTHER SITES OF NATURAL OR HISTORICAL SIGNIFICANCE - The sites mapped below in figure 6 and detailed in Appendix 5) have been identified as being of local significance for wildlife and history. They are important in their own right and are locally valued. Development proposals that affect them will be expected to protect or enhance the identified features.

POLICY NHE 3: RIDGE AND FURROW FIELDS - Development proposals that adversely affect or damage an identified surviving area of ridge and furrow earthworks (map below, figure 7, Appendix 6) will be strongly resisted.

POLICY NHE 4: IMPORTANT TREES AND HEDGES -

- a) Development proposals that damage or result in the loss of woodland (map below, figure 8) or individual trees of arboricultural, landscape or ecological significance and amenity value will not normally be permitted. Proposals should be designed to retain or replace such trees and woods. Development proposals should also be accompanied by a survey that establishes the health and longevity of any affected trees.
- b) Eight species-rich hedges of historical and ecological significance (see map below, figure 8) are proposed as Non-designated Heritage Assets.

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Community Action NHE 3: The Parish Council will seek to work with landowners, community groups and appropriate charities and other organisations to identify suitable sites for planting and subsequent management as community woodlands.

POLICY NHE 5: BIODIVERSITY - Development proposals will be expected to protect local habitats and species, especially those covered by relevant European and English legislation and, where possible, to create new habitats for wildlife.

Community Action NHE 4: BIODIVERSITY - The Parish Council in conjunction with other bodies will prepare and keep updated an environmental inventory list of known sites of biodiversity interest.

POLICY NHE 6 PROTECTION OF VIEWS OF LANDSCAPE AND COMMUNITY

VALUE - Development that impacts in any way on the following locally important and valued views (map, figure 9, below) will be strongly resisted:

- i. Panoramic views southwest and northeast from the high ground on the lane to Eyebrook Reservoir
- ii. Southeast into and over the village from Bush House Farm
- iii. West from Holt View (start of footpath B66) across open countryside toward Nevill Holt
- iv. Southwest from Stockerston Road at north end of village
- v. North up Church Bank toward the parish church, characteristic green verges and sunken roadway
- vi. Southeast from Church Bank down High Street to the war memorial and out of the village
- vii. Southeast along Brook Lane towards Barnsdale, green verges, village brook and banks, mature trees, vernacular architecture
- viii. Northeast along Barnsdale into the village centre, vernacular architecture and layout
- ix. Southeast from Barnsdale at entry to the village toward Welland valley watermeadows and Rockingham
- x. Panoramic views south east from Caldecott Road over watermeadows to Rockingham Castle and the hills beyond

POLICY NHE 7: FOOTPATHS, BRIDLEWAYS AND CYCLEWAYS - Development proposals that result in the loss of, or have a significant adverse effect on, the existing network of footpaths will not be supported.

Community Action NHE 5: Footpaths, bridleways and cycleways - The Parish Council will actively seek to work with other bodies to achieve enhancements to the present network of footpaths, including

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replacement of stiles with kissing gates where appropriate, and to develop an off-road or separated roadside cycleway from the village to Bringhurst School.

POLICY NHE 8: SUSTAINABLE DEVELOPMENT - Development proposals that are compliant with the aims of a low carbon economy, and contribute to mitigating and adapting to climate change including sustainable design, energy generation, drainage and construction techniques and practices will be viewed positively where (either in isolation or in combination with existing developments) the development:

- a) Does not have an adverse impact (such as noise, visual impact, reflections, shadow flicker, water pollution, smell, air quality, gaseous or particulate emissions) on the health, wellbeing or amenities of local residents and visitors;
- b) Does not have an adverse impact on the area in relation to views or the character of the surrounding landscape; and
- c) Is of an appropriate scale for the size, character and level of other facilities, the built environment and services in Great Easton.

POLICY NHE 9: RIVERS AND FLOODING - Development proposals will be required to demonstrate that:

- a) the location takes flood risk into account and is not within Environment Agency Flood Risk Zone 3, unless mitigation measures are applied;
- b) all current Flood Risk Management Plans covering the Neighbourhood Plan area have been taken into account;
- c) the design includes, as appropriate, sustainable drainage systems (SuDS), surface water management measures and permeable surfaces;
- d) there will be no resulting increase in the risk of flooding downstream.

Community Action NHE 6: Great Easton Parish Council will support proposals by landowners, appropriate agencies and organisations:

- a) to improve the current infrastructural measures in the Parish for managing and mitigating river, run-off and surface water flooding; and
- b) to use low-tech strategies and works, including 're-wilding' of water courses, natural dams and tree-planting in the catchment area and upstream to reduce the rates of run-off and stream flow through the village.

POLICY E1: SUPPORT FOR EXISTING EMPLOYMENT OPPORTUNITIES -

There will be a strong presumption against the loss of commercial premises or land (B-class) that are currently being used for trade and

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which provides employment and future potential employment opportunities. Applications for a change of use to an activity that does not provide employment opportunities will only be permitted if it can be demonstrated that:

- a) The commercial premises or land in question has not been in active use for at least 12 months; and
- b) The commercial premises or land in question has no potential for either reoccupation or redevelopment for employment generating uses and as demonstrated through the results both of a full valuation report and a marketing campaign lasting for a continuous period of at least six months.

POLICY E2: SUPPORT FOR NEW EMPLOYMENT OPPORTUNITIES - In supporting additional employment opportunities, new development will be required to:

- a) Fall within the boundary of planned limits of development for Great Easton unless it relates to small scale leisure or tourism activities, or other forms of commercial/employment related development appropriate to a countryside location or there are proven exceptional circumstances; and
- b) Where possible, development should be sited in existing buildings or on areas of previously developed land; and
- c) Be of a size and scale not adversely affecting the character, infrastructure and environment of the village itself and the neighbourhood plan area, including the countryside; and
- d) Not involve the loss of dwellings; and
- e) Not increase noise levels to an extent that they would unacceptably disturb occupants of nearby residential property; and
- f) Not generate unacceptable levels of traffic movement; and
- g) Contribute to the character and vitality of the local area; and
- h) Be well integrated into and complement existing businesses.

The following types of employment development will be supported:

- a) The small-scale expansion of existing employment premises across the Parish;
- b) Small-scale new build development within the Limits to Development.

POLICY E3: RE-USE OF AGRICULTURAL AND COMMERCIAL BUILDINGS - The re-use, conversion and adaptation of rural buildings for small businesses, recreation, or tourism purposes will be supported where:

- a) The use proposed is appropriate to the rural location;
- b) The conversion/adaptation works respect the local character of the surrounding area;

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- c) The development will not have an adverse impact on any archaeological, architectural, historic or environmental features;
- d) The local road system is capable of accommodating the traffic generated by the proposed new use and adequate parking can be accommodated within the site;
- e) There is no significant adverse impact on neighbours through noise, light pollution, increased traffic levels or increased flood risk.

POLICY E4: BROADBAND INFRASTRUCTURE - Proposals to provide access to a super-fast broadband service for new development and to improve the mobile telecommunication network that will serve businesses and other properties within the Parish will be supported. This may require aboveground network installations, which must be sympathetically located and designed to integrate into the landscape and not be located in or near to open landscapes.

POLICY E5: WORKING FROM HOME - Proposals for the use of part of a dwelling for office and/or light industrial uses, and for small scale free standing buildings within its curtilage, extensions to the dwelling or conversion of outbuildings for those uses, will be supported where:

- a) Other than minor ancillary support, servicing and maintenance, all work activities are carried out only by the occupants of the dwelling; and
- b) No significant and adverse impact arises to nearby residents or other sensitive land uses from noise, fumes, odour or other nuisance associated with the work activity; and
- c) Any extension or free standing building shall be designed having regard to policies in the Neighbourhood Plan and should not detract from the quality and character of the building to which they are subservient by reason of height, scale, massing, location or the facing materials used in their construction.

POLICY CF1: PROTECTION OF COMMUNITY FACILITIES AND AMENITIES
Proposals that result in the loss of any building or land providing a community facility or amenity will not be supported unless it can be clearly demonstrated that the facility or amenity is no longer financially viable or of value to the community or a suitable replacement can be provided elsewhere in an equally convenient location. Any community facility or amenity proposed for disposal should be advertised by the seller in an appropriate publication for 6 months at a price that reflects an independent professional valuation. Information included with the application should include the selling agent's literature together with valuations and offers that have been received on the property.

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Community facilities and amenities include the Village Hall, St Andrews Church, Bringhurst Primary School and Playing Field, The Sun Inn and the Village Shop/Post Office.

Community Action CF1: Community Assets - The Parish Council will seek to register the Village Shop as an Asset of Community Value and will seek the funding necessary to help secure the future of this important community facility. Other potential Assets of Community Value will be identified through the lifetime of the Neighbourhood Plan

POLICY CF2: PROVISION OF NEW COMMUNITY FACILITIES - Proposals that diversify or enhance the range of community facilities will be supported provided that the development does not impact on the amenity of residential properties; will not generate a need for parking that cannot be adequately catered for; and is of a scale appropriate to the needs of the locality and conveniently accessible for residents of the village wishing to walk or cycle.

Community Action CF2: Allotments and Community Gardens - The Parish Council will seek to purchase or rent land for allotments. The Parish Council and volunteers will seek to secure funding to establish this community resource. Potential sites will be identified as suitable for the construction of community gardens and allotments.

Community Action CF3: Provision of new and improved support for young people - Proposals that enhance the range of community facilities and support for young people will be a priority. Any new or improved provision must address the needs identified by young people.

POLICY T1: TRAFFIC MANAGEMENT - The provision of 'Village Gateways' at the entrances to the village will be supported, to be funded through developer contributions.

POLICY T2: ROAD SAFETY - The provision of off-street parking outside the Bringhurst Primary school will be supported.

POLICY T3: FOOTPATHS & CYCLE PATHS - The protection of the existing cycle and pedestrian network and its extension to provide off-road cycling connections between the Primary School and the village centre will be supported

Community Action T1: Transport related issues - The Parish Council will work with the Highways authority and other relevant agencies to bring forward traffic management measures to improve road safety in the

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Neighbourhood Plan area, especially outside Bringhurst Primary School, and to seek improvements to public transport.

Community Action DMR4 - Communication strategy and Neighbourhood Plan delivery

The Parish Council will support, enhance and publish existing services and facilities by implementing a communication strategy to encourage greater community involvement by:

- Creating a residents database.
- Publicising events.
- Recruiting volunteers.
- Establishing new groups.
- Engage and introduce new residents into village life.

The development of Parish Council Committees will be investigated in the following areas:

- Young Persons Council to replicate the Parish Council.
- Visionary Fundraising Group.
- Planning Committee/Advisory Group
- Facility Improvement Committee.

Furthermore, The Parish Council will establish a Neighbourhood Plan Delivery Committee to drive forward the non-planning policy aspects of the Neighbourhood Plan and to maintain a focus after the Plan has been Made.

1.7 The legislation set out below outlines the regulations that require the need for this screening exercise. Section 4 provides a screening assessment of the likely significant environmental effects of the Neighbourhood Plan and the need for a full SEA.

2. Legislative Background

2.1 The basis for Strategic Environmental Assessments and Sustainability Appraisal legislation is [European Directive 2001/42/EC](#) and was transposed into English law by the [Environmental Assessment of Plans and Programmes Regulations 2004](#), or SEA Regulations. Detailed Guidance of these regulations can be found in the Government publication '[A Practical Guide to the Strategic Environmental Assessment Directive](#)' (ODPM 2005).

2.2 Schedule 2 of the [Neighbourhood Planning \(General\) Regulations 2012](#) makes provision in relation to the Habitats Directive. The Directive requires that any plan or project, likely to have a significant effect on a European site, must be subject to an appropriate assessment. To achieve this, paragraph 1 prescribes a basic condition

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that the making of a neighbourhood plan is not likely to have a significant effect on a European site or a European offshore marine site. Paragraphs 2 to 5 of the Schedule amend the Conservation of Habitats and Species Regulations 2010 so as to apply its provisions to neighbourhood development orders and neighbourhood plans. In particular paragraph 4 inserts new regulation 78A which provides that a neighbourhood development order may not grant planning permission for development which is likely to have a significant effect on a European site or a European offshore marine site.

- 2.3 Schedule 3 of the [Neighbourhood Planning \(General\) Regulations 2012](#) makes provision in relation to the [Environmental Impact Assessment \(EIA\) Directive](#). The Directive requires that EIA development must be subject to a development consent process. To enable this, Schedule 3 prescribes a basic condition that applies where development which is the subject of a proposal for a neighbourhood development order is of a type caught by the EIA Directive, and applies the relevant provisions of the [Town and Country Planning \(Environmental Impact Assessment\) Regulations 2011\(3\)](#) (“the EIA Regulations”) with appropriate modifications ([regulation 33](#) and paragraphs [1 to 4 and 6 of Schedule 3](#)). Paragraphs 5 and 7 to 13 of Schedule 3 correct errors in the EIA Regulations
- 2.4 This report focuses on screening for SEA and the criteria for establishing whether a full assessment is needed in light of the Sustainability Appraisal and Strategic Environmental Assessment undertaken for the Core Strategy in 2010. A copy of the SA Report can be viewed here; [Harborough District Council - Sustainability Appraisal \(SA\) and Strategic Environmental Assessment \(SEA\)](#) and the [Sustainability Appraisal as part of the New Local Plan](#) during 2016.

3. Criteria for Assessing the Effects of Neighbourhood Plans (the ‘plan’)

- 3.1 Criteria for determining the likely significance of effects referred to in Article 3(5) of Directive 2001/42/EC are set out below:

1. The characteristics of neighbourhood plans (“plan”), having regard, in particular, to

- the degree to which the plan sets a framework for projects and other activities, either with regard to the location, nature, size and operating conditions or by allocating resources,
- the degree to which the plan influences other plans and programmes including those in a hierarchy,

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- the relevance of the plan for the integration of environmental considerations in particular with a view to promoting sustainable development,
- environmental problems relevant to the plan,
- the relevance of the plan for the implementation of community legislation on the environment (e.g. plans and programmes linked to waste-management or water protection).

2. Characteristics of the effects and of the area likely to be affected, having regard, in particular, to

- the probability, duration, frequency and reversibility of the effects,
- the cumulative nature of the effects,
- the trans boundary nature of the effects,
- the risks to human health or the environment (e.g. due to accidents),
- the magnitude and spatial extent of the effects (geographical area and size of the population likely to be affected),
- the value and vulnerability of the area likely to be affected due to:
 - special natural characteristics or cultural heritage,
 - exceeded environmental quality standards or limit values,
 - intensive land-use,
 - the effects on areas or landscapes which have a recognised national, Community or international protection status.

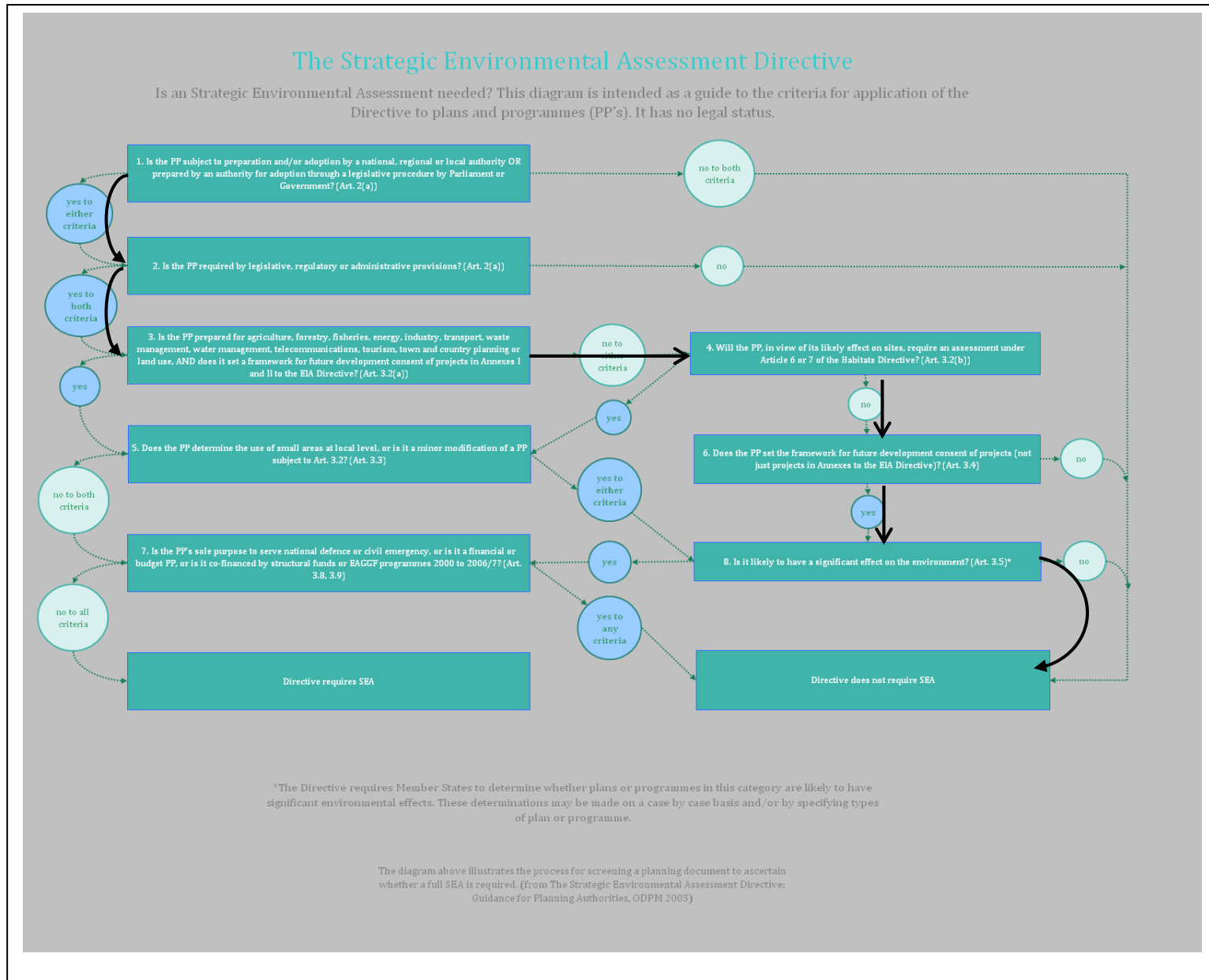
Source: Annex II of SEA Directive 2001/42/EC

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4. Assessment

4.1 Black arrows indicate the process route for Great Easton Neighbourhood Plan SEA Screening Assessment.



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4.2 The table below shows the assessment of whether the Neighbourhood Plan (NP) will require a full SEA. The questions below are drawn from the diagram above which sets out how the SEA Directive should be applied.

Stage	Y/N	Reason
1. Is the NP subject to preparation and/or adoption by a national, regional or local authority OR prepared by an authority for adoption through a legislative procedure by Parliament or Government? (Art. 2(a))	Y	The preparation of and adoption of the NP is allowed under The Town and Country Planning Act 1990 as amended by the Localism Act 2011. The NP will be prepared by Great Easton Parish Council (as the 'relevant body') and will be 'made' by HDC as the local authority. The preparation of NPs is subject to the following regulations: The Neighbourhood Planning (General) Regulations 2012 and The Neighbourhood Planning (referendums) Regulations 2012
2. Is the NP required by legislative, regulatory or administrative provisions? (Art. 2(a))	Y	Whilst the Neighbourhood Plan is not a requirement and is optional under the provisions of The Town and Country Planning Act 1990 as amended by the Localism Act 2011, it will if 'made', form part of the Development Plan for the District. It is therefore important that the screening process considers whether it is likely to have significant environmental effects and hence whether SEA is required under the Directive.
3. Is the NP prepared for agriculture, forestry, fisheries, energy, industry, transport, waste management, water management, telecommunications, tourism, town and country planning or land use, AND does it set a framework for future development consent of projects in Annexes I and II (see Appendix 2) to the EIA Directive? (Art 3.2(a))	N	Whilst the NP covers a wide range of land use issues and allocations, it does not set the framework for future development consent of projects in Annexes I and II to the EIA Directive (see Appendix 2 for list).
4. Will the NP, in view of its likely effect on sites, require an assessment for future development under Article 6 or 7 of the Habitats Directive? (Art. 3.2 (b))	N	<p>The NP is unlikely to have a substantial effect on the Natura 2000 network of protected sites. A full Habitat Regulations Assessment Screening Report was carried out as part of the Core Strategy preparation process in 2011. The report concludes that the Harborough Core Strategy alone, or in combination with other plans, is unlikely to have an adverse impact on any of the <i>Natura 2000</i> sites within approximately 25kms of the boundary of the district.</p> <p>Of the 3 Natura 2000 sites looked at in the Screening Report, Rutland Water SPA is closest to Great Easton lying some 15 km away. However, any effects on Rutland Water SPA would be indirect and relate only to a greater number of visitors being attracted to the site from additional development in the District.</p> <p>Ensor's Pool SAC approximately 50km away was found to be essentially a self</p>

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		<p>contained eco system. The report concluded that its vulnerabilities are very local in nature and unlikely to be caused harm by the Harborough Core Strategy.</p> <p>The Habitat Regulations Assessment Screening Report also concluded that the Core Strategy would not lead to significant adverse effects on the River Mease SAC as the River Mease SAC is separate to any water courses in the district and does not contribute to the water supply or drainage of the district.</p> <p>It is considered that the NP will not affect the 3 specified Natura 2000 sites over and above the impacts identified in the Habitats Regulation Assessment Screening Report carried out for the Core Strategy in 2011. Therefore, it is concluded that a full Appropriate Assessment is not deemed to be required.</p> <p>The full Habitat Regulation Assessment Screening Report for the Core Strategy can be viewed at: Habitat Regulations Screening Report</p>
5. Does the NP determine the use of small areas at local level, OR is it a minor modification of a PP subject to Art. 3.2? (Art. 3.3)	Y	Determination of small sites at local level
6. Does the NP set the framework for future development consent of projects (not just projects in annexes to the EIA Directive)? (Art 3.4)	Y	The NP is to be used for determining future planning applications
7. Is the NP's sole purpose to serve the national defence or civil emergency, OR is it a financial or budget PP, OR is it co-financed by structural funds or EAGGF programmes 2000 to 2006/7? (Art 3.8, 3.9)	N	
8. Is it likely to have a significant effect on the environment? (Art. 3.5)	N	<p>The Great Easton NP is a relatively self contained plan and considers sites only at a local level to meet requirement figures set out in the Core Strategy and subsequent New Local Plan. The level of development proposed is not going to impact on any Natura 2000 sites.</p> <p>The Neighbourhood Area has a number of Sites of Special Scientific Interest adjoining the boundary of the Neighbourhood Area. The SSSIs are:</p> <ul style="list-style-type: none"> • Eybrook Reservoir • Eybrook Valley Woods (3 sites) <p>It is not considered that the amount of proposed development or the location of the SSSIs</p>

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	<p>relative to the proposed development sites constitutes a reason for a full Sustainability Appraisal to be undertaken.</p> <p>Proposed development will not impact on any nationally recognised landscape designations.</p> <p>Flood risk is an issue in Great Easton and the NP considers this issue and states that SuDS will be used and flooding should not be exacerbated by development. It also remains for statutory consultees that ensure appropriate development takes place which will not increase the risk of flooding in the vicinity or the wider area.</p> <p>More locally, The Neighbourhood Area to protect important trees and hedgerows, identified ridge and furrow, additional open spaces that are worthy of protection and other sites of natural and historical interest that are listed in appendix 1 of this report.</p> <p>Additionally Local Green Spaces have been nominated for designation and protection for a number of reasons, some being for their intrinsic beauty and or location others for their potential to support wildlife and habitat. The Local Green Spaces considered suitable to designate with the NDP are mapped in Appendix 1 of this report.</p> <p>The listed buildings within the Neighbourhood Area (see appendix 1) are recognised within the NP.</p> <p>The NP proposes a target of up to 32 new dwellings for the Neighbourhood Plan in the period 2011 to 2031</p>
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These questions are answered using the flow diagram above. The result is given by following the logical steps shown by the black arrows on the flow diagram. Note: some of the questions may not be applicable depending on previous answers.

5. Sustainability Appraisal and SEA for New Local Plan

5.1 A number of scenarios for housing growth have been tested in the Sustainability Appraisal and Strategic Environmental Assessment for the New Local Plan. The detailed outcome for Great Easton is shown in **Appendix 3** below.

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5.2 The scenarios tested and summary of the outcomes for Great Easton is shown in the table below.

Scenarios tested for Great Easton

The table below sets out three distinct scenarios for Great Easton to assess the implications of the nine strategic housing options and corresponding employment provision. The housing options and employment provision have been grouped into scenarios to reflect potential differential effects that the housing and employment options could have for Great Easton. Therefore, if the level of housing and employment is anticipated to have very similar effects for certain options, then these have been grouped together to avoid duplication. The grouping of options has taken into account available land, the scale and rate of growth, and the sensitivity of receptors.

Scenario	Range of housing growth	Relevant Housing options	Local Employment provision*					Assumptions
			Market Harborough	Lutterworth	Kibworth	Fleckney	Total	
1	Moderate growth (43-51 dwellings)	1	10 ha	4 ha	-	3 ha	17 ha	There are variations in employment provision at Kibworth Fleckney and Lutterworth for the options grouped under Scenario 2 (options 2, 4 5, 6, 7) and Scenario 3 (options 3, 8, 9). However, it is likely that the effects of employment provision for Great Easton would be the same regardless of variations in employment land provision across the 9 options. This is because access to jobs from Great Easton is more likely to be at larger nearby towns such as Corby and Market Harborough, for which employment land provision is consistent across the 9 options. Employment provision in Lutterworth and Kibworth would be less likely to benefit Great Easton given that Lutterworth is over 40km away and Kibworth 24km.
2	Low-Moderate growth (14-32 dwellings)	2, 4	10 ha	4 ha	-	3 ha	17 ha	
		5, 7		4 ha	5 ha		22 ha	
		6		10	5 ha		28 ha	
3	Low growth (5-7 dwellings)	3	10 ha	4 ha	-	3 ha	17 ha	
		8		10 ha	-		23 ha	
		9		10 ha	5 ha		28 ha	

*Excludes Magna Park

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Summary of effects for Great Easton

	Scenario 1	Scenario 2	Scenario 3
Natural Environment (SA Objectives 1 and 2)	-	-	-
Built and Natural Heritage (SA Objective 3)	✗	-	-
Health and Wellbeing (SA Objectives 4 and 5)	-	-	✗
Resilience (to climate change) (SA Objective 6)	-	-	-
Housing and Economy (SA Objectives 7 and 8)	✓	-	✗
Resource Use (SA Objective 9)	✗	-	✓

5.3 Scenario 1 (moderate growth of 43 to 51 dwellings) is showing a minor negative impact on Built and Natural Heritage and Resource Use. Scenario 3 (low growth of 5 to 7 dwellings) has a minor negative impact on Health and Wellbeing and Housing and Economy. Great Easton NDP proposes growth of 31 dwellings with a reserve site identified for approximately 12 dwellings which would fall just outside scenario 2 indicating only a minor negative impact on Built and Natural Heritage and the Resource use. The Great Easton Neighbourhood Plan has considered the negative impacts on built heritage, historical and environmental sites and sought through policies to mitigate against these.

6. Screening Outcome and Determination of December 2016

6.1 As a result of the assessment in Section 4 above and the further assessment of Neighbourhood Plan policies in Appendix 4 below, it is unlikely there will be any significant environmental effects arising from the Great Easton Neighbourhood Plan Pre - Submission Draft as submitted at the date of this assessment, that were not covered in the Sustainability Appraisal of the Core Strategy and the subsequent interim Sustainability

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Appraisal for the emerging New Local Plan. **As such, the Great Easton Neighbourhood Plan does not require a full SEA to be undertaken.**

- 6.2 It should be noted that the LPA has recommended as part of the assessment of policies in Appendix 4 that policies H2 and H3 of the Neighbourhood Plan are strengthened to include reference to heritage assets.
- 6.3 The Environment Agency, Natural England and Historic England will be consulted on this Screening Report and their responses will be made available through the Great Easton Neighbourhood Plan Evidence base.
- 6.4 If the issues addressed in the Neighbourhood Plan should change then a new screening process will need to be undertaken determine whether an SEA will be required. Please contact Harborough District Council for advice in this circumstance.

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Appendix 1

SSSI/LISTED BUILDINGS/SAMs WITHIN THE PARISH OF GREAT EASTON

Settlement feature:	Occurrence
Conservation Area	<p>Conservation area has been identified.</p> <p>Great Easton is one of the larger villages of the Welland Valley. It is compact in shape around a rectangle of roads, linked through by jitties (alleyways). In addition there are three roads to adjacent villages with lanes or jitties leading outwards. The Conservation Area embraces all these roads with the exception of Clarkes Dale, the block of 1960s housing development at the southern entrance to the village.</p> <p>From a distance the size of the village is obscured, as most of it lies in the low flat land of the Welland Valley. But the spire of the Church of St. Andrews stands up above the village trees. The Church itself is on an eminence some 15 metres higher than the nodes at either end of Cross Bank. It is flanked by farm-building complexes and looks south down the green of Church Bank towards the High Street and Cross Bank. The prominent building material of Great Easton is ironstone with roof materials of thatch, or of Collyweston slate, or of Welsh slate. Barnsdale in particular has such stone and thatched cottages fronting the street. Some buildings, as Brookside Farmhouse, show a characteristic local feature of the Welland Valley of striped stonework in alternating bands of brown ironstone and Weldon stone. Some subsidiary outbuildings and lean-tos within the village retain pink corrugated pantiles.</p> <p>Characteristic are the farmsteads and former farmsteads within the village; two</p>

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flank the Church, others are scattered along the principal roads. The varied walls of Great Easton are an interesting feature adding much to the village scene and character; they are of mud, stone or red brick. They have a great variety of copings including stone, pantiles, rounded terra cotta and blue saddle copings.

The village, because of the road pattern, has two special characteristics; first a number of open spaces between and behind the roads and jitties, two such being behind Barnsdale to the north west and between High Street and Brook Lane, this containing a fine Ash tree. Second, the location of larger houses and cottages away from the principal roads up smaller lanes such as Banbury Lane, Deepdale or Little London.

The north western end of the Conservation Area has infill of various closes or of ribbon development within the village pattern. Otherwise the settlement pattern is of sporadic lining of the principal roads by farm buildings, cottages or larger houses with large gardens. The number of roads and jitties together with the many traditional stone buildings gives rise to many attractive groupings and vistas. These include Barnsdale, with the triangular junction of Barnsdale, Brook Lane with a stream running alongside, and Cross Bank; the two triangles in the High Street, one with the small green and War Memorial at the south, the other at the bifurcation of High Street and Church Bank having a K6 red telephone call box at the apex. The vista up Church Bank to the church with its spire is especially fine. Between the telephone call box and the church is an intimate enclosed green on Church Bank which opens out upwards to the church and churchyard. The entrance to the village Conservation Area from each of the two southern roads is marked by a notable early 19th century building, facing outwards along the road, rather than fronting the road : Barnsdale House looking towards Brighthurst, and No. 28 Caldicott Road looking towards Caldicott.

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Scheduled Monuments	n/a
Listed Buildings/Features: Grade I, Grade II*, Grade II	<p>WOODBINE COTTAGE Heritage Category: Listing Grade: II Location:</p> <ul style="list-style-type: none"> • WOODBINE COTTAGE, 1, BANBURY LANE, Great Easton, Harborough, Leicestershire <p>8, BARNSDALE Heritage Category: Listing Grade: II Location:</p> <ul style="list-style-type: none"> • 8, BARNSDALE, Great Easton, Harborough, Leicestershire <p>14, BARNSDALE Heritage Category: Listing Grade: II Location:</p> <ul style="list-style-type: none"> • 14, BARNSDALE, Great Easton, Harborough, Leicestershire <p>FURLEIGH COTTAGE Heritage Category: Listing Grade: II Location:</p> <ul style="list-style-type: none"> • FURLEIGH COTTAGE, 16, BARNSDALE, Great Easton, Harborough, Leicestershire

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	<p>1, BARNSDALE Heritage Category: Listing Grade: II Location: <ul style="list-style-type: none">1, BARNSDALE, Great Easton, Harborough, Leicestershire</p> <p>3, BARNSDALE Heritage Category: Listing Grade: II Location: <ul style="list-style-type: none">3, BARNSDALE, Great Easton, Harborough, Leicestershire</p> <p>9, BARNSDALE Heritage Category: Listing Grade: II Location: <ul style="list-style-type: none">9, BARNSDALE, Great Easton, Harborough, Leicestershire</p> <p>BARNSDALE HOUSE Heritage Category: Listing Grade: II Location: <ul style="list-style-type: none">BARNSDALE HOUSE, BARNSDALE, Great Easton, Harborough, Leicestershire</p> <p>BROADGATE HOUSE Heritage Category: Listing Grade: II Location: <ul style="list-style-type: none">BROADGATE HOUSE, 22, BROADGATE, Great Easton,</p>
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	<p>Harborough, Leicestershire</p> <p>BROOKSIDE COTTAGE Heritage Category: Listing Grade: II Location: • BROOKSIDE COTTAGE, 12, BROOK LANE, Great Easton, Harborough, Leicestershire</p> <p>19, BROOK LANE Heritage Category: Listing Grade: II Location: • 19, BROOK LANE, Great Easton, Harborough, Leicestershire</p> <p>THE THATCHED HOUSE Heritage Category: Listing Grade: II Location: • THE THATCHED HOUSE, 6, CHURCH BANK, Great Easton, Harborough, Leicestershire</p> <p>10, CROSS BANK Heritage Category: Listing Grade: II Location: • 10, CROSS BANK, Great Easton, Harborough, Leicestershire</p> <p>THE SUN PUBLIC HOUSE Heritage Category: Listing</p>
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	<p>Grade: II Location: • THE SUN PUBLIC HOUSE, CROSS BANK, Great Easton, Harborough, Leicestershire</p> <p>BROOK HOUSE Heritage Category: Listing Grade: II Location: • BROOK HOUSE, DEEPDALE, Great Easton, Harborough, Leicestershire</p> <p>THE OLD RECTORY Heritage Category: Listing Grade: II Location: • THE OLD RECTORY, HIGH STREET, Great Easton, Harborough, Leicestershire</p> <p>HOLME LEIGH HOUSE Heritage Category: Listing Grade: II Location: • HOLME LEIGH HOUSE, HIGH STREET, Great Easton, Harborough, Leicestershire</p> <p>47, HIGH STREET Heritage Category: Listing Grade: II Location:</p>
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	<ul style="list-style-type: none">• 47, HIGH STREET, Great Easton, Harborough, Leicestershire <p>2, LITTLE LONDON Heritage Category: Listing Grade: II Location:</p> <ul style="list-style-type: none">• 2, LITTLE LONDON, Great Easton, Harborough, Leicestershire <p>BARN AND ADJOINING RANGE OF OUTBUILDINGS AT NUMBER 3 Heritage Category: Listing Grade: II Location:</p> <ul style="list-style-type: none">• BARN AND ADJOINING RANGE OF OUTBUILDINGS AT NUMBER 3, BARNSDALE, Great Easton, Harborough, Leicestershire <p>THE THATCH Heritage Category: Listing Grade: II Location:</p> <ul style="list-style-type: none">• THE THATCH, 13, BARNSDALE, Great Easton, Harborough, Leicestershire <p>16, BROADGATE Heritage Category: Listing Grade: II Location:</p> <ul style="list-style-type: none">• 16, BROADGATE, Great Easton, Harborough, Leicestershire <p>LINDEN HOUSE TOGETHER WITH WALL AND BARN Heritage Category: Listing</p>
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	<p>Grade: II Location: • LINDEN HOUSE TOGETHER WITH WALL AND BARN, 2, BROOK LANE, Great Easton, Harborough, Leicestershire</p> <p>24, BROOK LANE Heritage Category: Listing Grade: II Location: • 24, BROOK LANE, Great Easton, Harborough, Leicestershire</p> <p>12 AND 13, CHURCH BANK Heritage Category: Listing Grade: II Location: • 12 AND 13, CHURCH BANK, Great Easton, Harborough, Leicestershire</p> <p>WIGNELL TOMB AT CHURCHYARD OF ST ANDREW CIRCA 1 METRE SOUTH OF SOUTH PORCH OF CHURCH Heritage Category: Listing Grade: II Location: • WIGNELL TOMB AT CHURCHYARD OF ST ANDREW CIRCA 1 METRE SOUTH OF SOUTH PORCH OF CHURCH, CHURCH BANK, Great Easton, Harborough, Leicestershire</p> <p>WAR MEMORIAL CROSS Heritage Category: Listing Grade: II</p>
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	<p>Location:</p> <ul style="list-style-type: none">WAR MEMORIAL CROSS, CROSS BANK, Great Easton, Harborough, Leicestershire <p>17 AND 18, CROSS BANK Heritage Category: Listing Grade: II</p> <p>Location:</p> <ul style="list-style-type: none">17 AND 18, CROSS BANK, Great Easton, Harborough, Leicestershire <p>BYBROOK HOUSE Heritage Category: Listing Grade: II</p> <p>Location:</p> <ul style="list-style-type: none">BYBROOK HOUSE, CROSS BANK, Great Easton, Harborough, Leicestershire <p>STONE WALLS Heritage Category: Listing Grade: II</p> <p>Location:</p> <ul style="list-style-type: none">STONE WALLS, 14, HIGH STREET, Great Easton, Harborough, Leicestershire <p>GARDEN WALL AT THE OLD RECTORY AND THE VICARAGE Heritage Category: Listing Grade: II</p> <p>Location:</p> <ul style="list-style-type: none">GARDEN WALL AT THE OLD RECTORY AND THE VICARAGE,
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	<p>HIGH STREET, Great Easton, Harborough, Leicestershire</p> <p>21, HIGH STREET Heritage Category: Listing Grade: II Location: • 21, HIGH STREET, Great Easton, Harborough, Leicestershire</p> <p>39, HIGH STREET Heritage Category: Listing Grade: II Location: • 39, HIGH STREET, Great Easton, Harborough, Leicestershire</p> <p>WELL HEAD TO MANOR FARM, CIRCA 250 METRES NORTH EAST OF CHURCH OF ST ANDREW Heritage Category: Listing Grade: II Location: • WELL HEAD TO MANOR FARM, CIRCA 250 METRES NORTH EAST OF CHURCH OF ST ANDREW, LOUNTS CRESCENT, Great Easton, Harborough, Leicestershire</p> <p>DEEPDALE COTTAGE Heritage Category: Listing Grade: II Location: • DEEPDALE COTTAGE, 4, PITCHERS LANE, Great Easton, Harborough, Leicestershire</p>
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	<p>K6 KIOSK AT THE JUNCTION WITH CHURCH BANK Heritage Category: Listing Grade: II Location: • K6 KIOSK AT THE JUNCTION WITH CHURCH BANK, HIGH STREET, Great Easton, Harborough, Leicestershire</p> <p>STABLE TO REAR AND CIRCA 5 METRES SOUTH WEST OF HOLME LEIGH HOUSE Heritage Category: Listing Grade: II Location: • STABLE TO REAR AND CIRCA 5 METRES SOUTH WEST OF HOLME LEIGH HOUSE, HIGH STREET, Great Easton, Harborough, Leicestershire</p> <p>BARNSDALE COTTAGE Heritage Category: Listing Grade: II Location: • BARNSDALE COTTAGE, 20, BARNSDALE, Great Easton, Harborough, Leicestershire</p> <p>BROOKSIDE HOUSE Heritage Category: Listing Grade: II Location: • BROOKSIDE HOUSE, BROOK LANE, Great Easton, Harborough, Leicestershire</p>
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	<p>11, BANBURY LANE Heritage Category: Listing Grade: II Location: • 11, BANBURY LANE, Great Easton, Harborough, Leicestershire</p> <p>10, BARNSDALE Heritage Category: Listing Grade: II Location: • 10, BARNSDALE, Great Easton, Harborough, Leicestershire</p> <p>WESTBROOK HOUSE Heritage Category: Listing Grade: II Location: • WESTBROOK HOUSE, BROOK LANE, Great Easton, Harborough, Leicestershire</p> <p>CHURCH OF ST ANDREW Heritage Category: Listing Grade: II* Location: • CHURCH OF ST ANDREW, CHURCH BANK, Great Easton, Harborough, Leicestershire</p>
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	<p>LC ELLINGWORTH, BUTCHER Heritage Category: Listing Grade: II Location: <ul style="list-style-type: none">LC ELLINGWORTH, BUTCHER, 16, CROSS BANK, Great Easton, Harborough, Leicestershire</p> <p>8 AND 10, HIGH STREET Heritage Category: Listing Grade: II Location: <ul style="list-style-type: none">8 AND 10, HIGH STREET, Great Easton, Harborough, Leicestershire</p> <p>THE OLD POST OFFICE Heritage Category: Listing Grade: II Location: <ul style="list-style-type: none">THE OLD POST OFFICE, 1, HIGH STREET, Great Easton, Harborough, Leicestershire</p> <p>BARN TO LEFT SIDE AND CIRCA 15 METRES SOUTH EAST OF HOLME LEIGH HOUSE Heritage Category: Listing Grade: II Location: <ul style="list-style-type: none">BARN TO LEFT SIDE AND CIRCA 15 METRES SOUTH EAST OF HOLME LEIGH HOUSE, HIGH STREET, Great Easton, Harborough, Leicestershire</p>
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Other sites of natural or historical interest	In addition there are other locally identified sites that have been included in the NDP (Environmental Inventory Appendix 5) for their natural or historical interest. The sites are mapped on below
Ridge and Furrow	Ridge and Furrow has been identified within the NDP and those fields considered worth protection against damage are shown below.

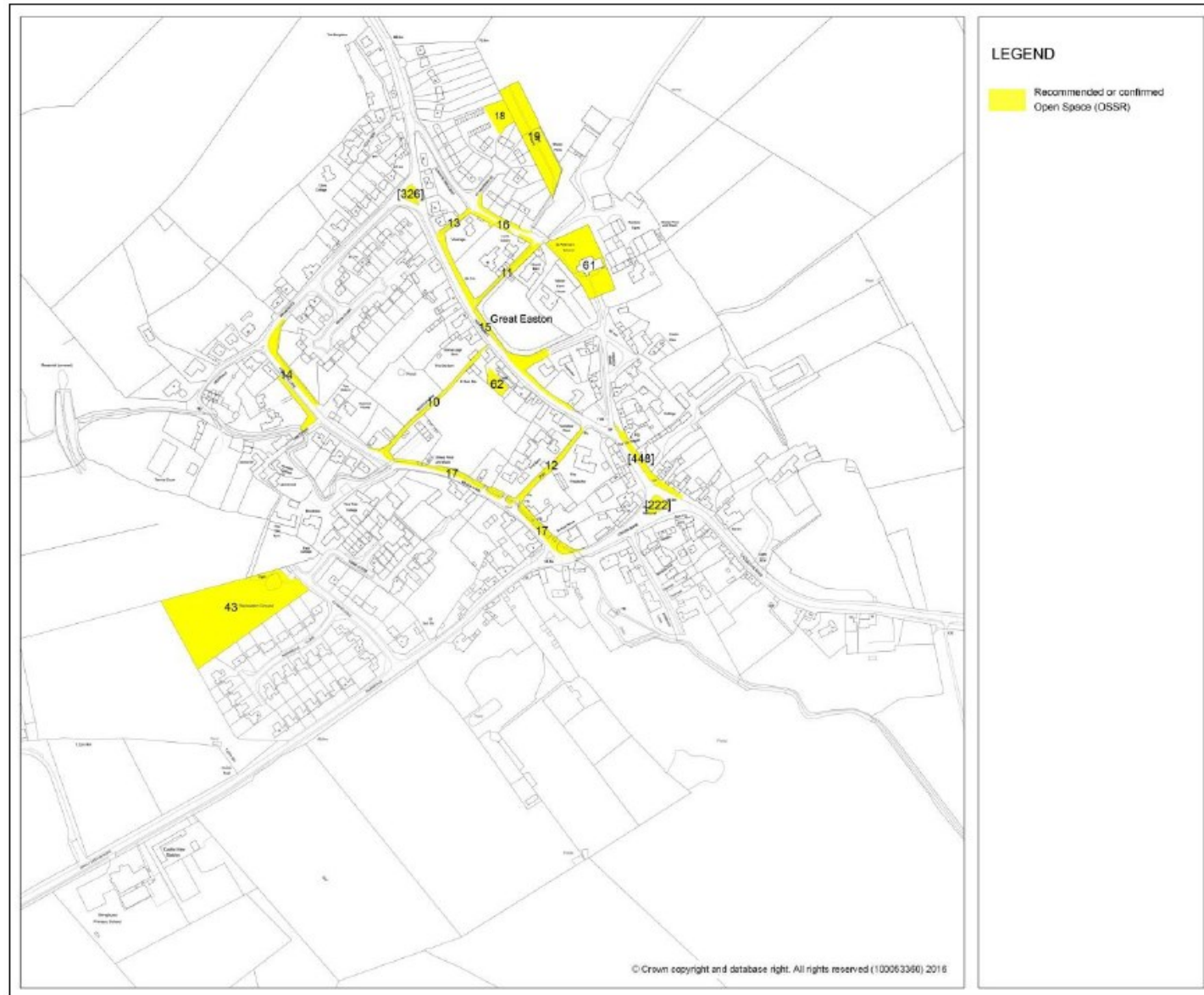
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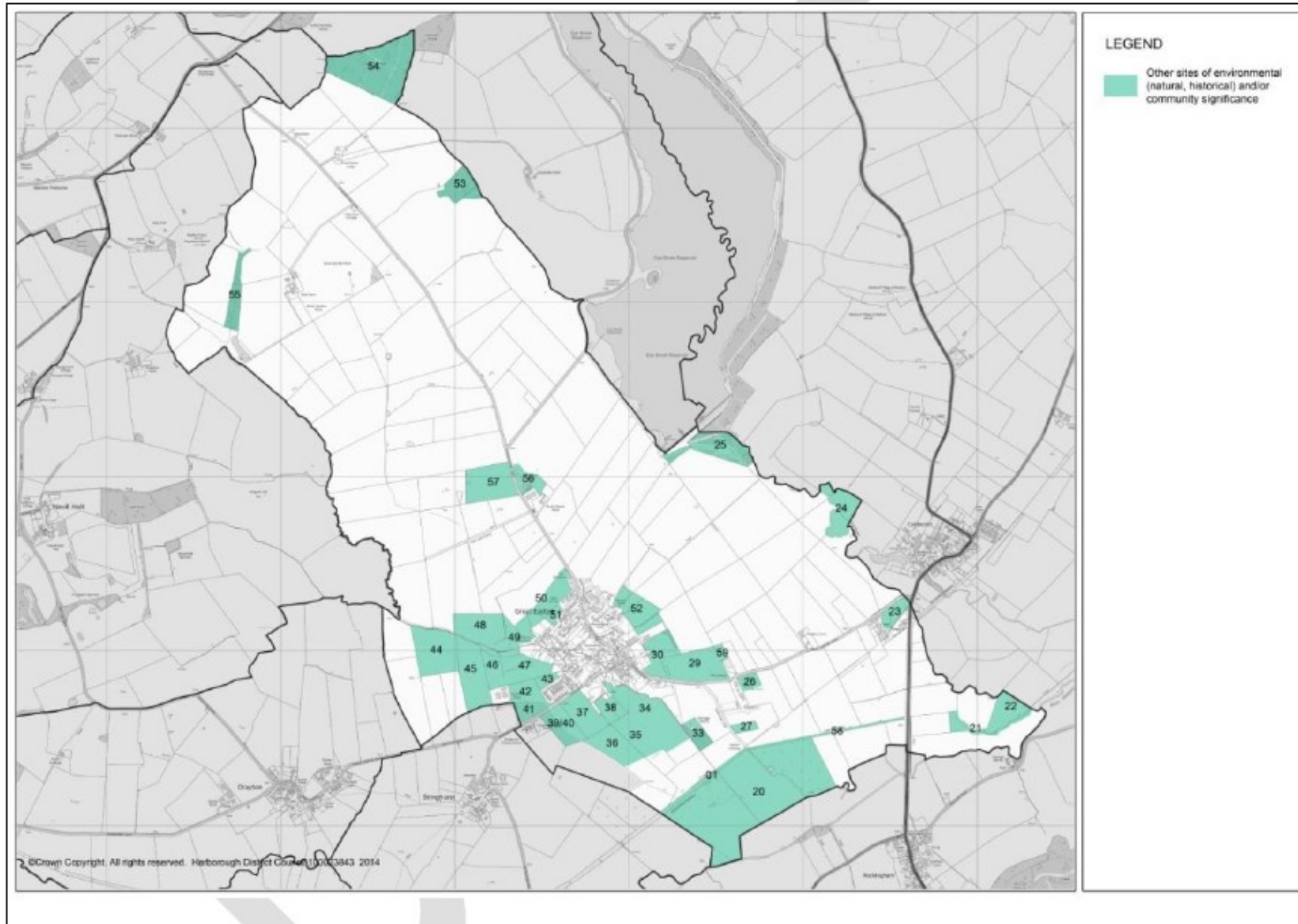


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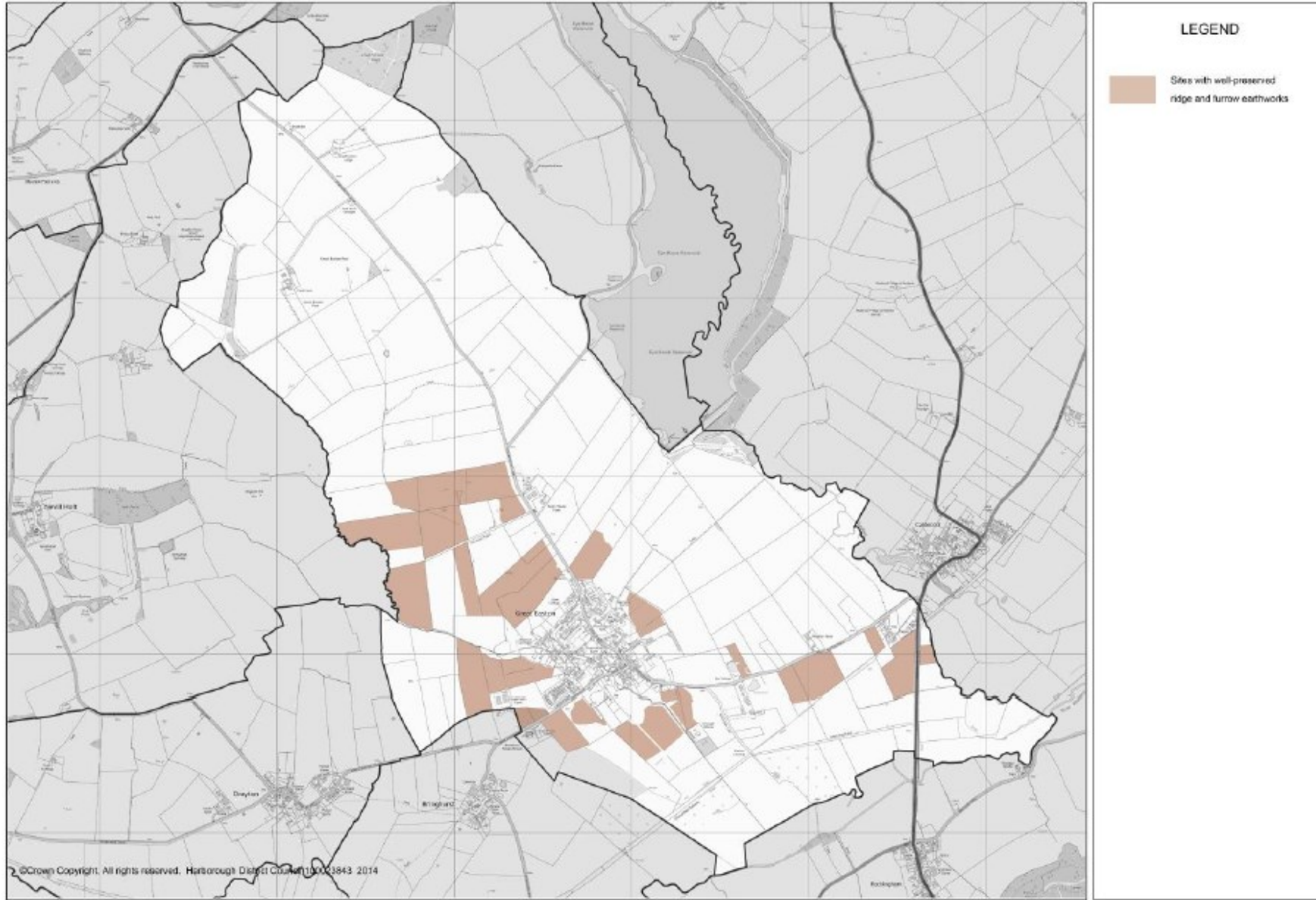


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Appendix 2

Annex I

1. Crude-oil refineries (excluding undertakings manufacturing only lubricants from crude oil) and installations for the gasification and liquefaction of 500 tonnes or more of coal or bituminous shale per day.
2. Thermal power stations and other combustion installations with a heat output of 300 megawatts or more and nuclear power stations and other nuclear reactors (except research installations for the production and conversion of fissionable and fertile materials, whose maximum power does not exceed 1 kilowatt continuous thermal load).
3. Installations solely designed for the permanent storage or final disposal of radioactive waste.
4. Integrated works for the initial melting of cast-iron and steel.
5. Installations for the extraction of asbestos and for the processing and transformation of asbestos and products containing asbestos: for asbestos-cement products, with an annual production of more than 20 000 tonnes of finished products, for friction material, with an annual production of more than 50 tonnes of finished products, and for other uses of asbestos, utilization of more than 200 tonnes per year.
6. Integrated chemical installations.
7. Construction of motorways, express roads (1) and lines for long-distance railway traffic and of airports (2) with a basic runway length of 2 100 m or more.
8. Trading ports and also inland waterways and ports for inland-waterway traffic which permit the passage of vessels of over 1 350 tonnes.
9. Waste-disposal installations for the incineration, chemical treatment or land fill of toxic and dangerous wastes.

(1) For the purposes of the Directive, 'express road' means a road which complies with the definition in the European Agreement on main international traffic arteries of 15 November 1975.

(2) For the purposes of this Directive, 'airport' means airports which comply with the definition in the 1944 Chicago Convention setting up the International Civil Aviation Organization (Annex 14).

Annex II

1. Agriculture

- (a) Projects for the restructuring of rural land holdings.
- (b) Projects for the use of uncultivated land or semi-natural areas for intensive agricultural purposes.
- (c) Water-management projects for agriculture.
- (d) Initial afforestation where this may lead to adverse ecological changes and land reclamation for the purposes of conversion to another type of land use.
- (e) Poultry-rearing installations.
- (f) Pig-rearing installations.
- (g) Salmon breeding.
- (h) Reclamation of land from the sea.

2. Extractive industry

- (a) Extraction of peat.
- (b) Deep drillings with the exception of drillings for investigating the stability of the soil and in particular:
 - geothermal drilling,
 - drilling for the storage of nuclear waste material,
 - drilling for water supplies.
- (c) Extraction of minerals other than metalliferous and energy-producing minerals, such as marble, sand, gravel, shale, salt, phosphates and potash.
- (d) Extraction of coal and lignite by underground mining. (e) Extraction of coal and lignite by open-cast mining. (f) Extraction of petroleum.
- (g) Extraction of natural gas.
- (h) Extraction of ores.
- (i) Extraction of bituminous shale.
- (j) Extraction of minerals other than metalliferous and energy-producing minerals by open-cast mining.
- (k) Surface industrial installations for the extraction of coal, petroleum, natural gas and ores, as well as bituminous shale.
- (l) Coke ovens (dry coal distillation).
- (m) Installations for the manufacture of cement.

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3. Energy industry

- (a) Industrial installations for the production of electricity, steam and hot water (unless included in Annex I).
- (b) Industrial installations for carrying gas, steam and hot water; transmission of electrical energy by overhead cables.
- (c) Surface storage of natural gas.
- (d) Underground storage of combustible gases.
- (e) Surface storage of fossil fuels.
- (f) Industrial briquetting of coal and lignite.
- (g) Installations for the production or enrichment of nuclear fuels.
- (h) Installations for the reprocessing of irradiated nuclear fuels.
- (i) Installations for the collection and processing of radioactive waste (unless included in Annex I).
- (j) Installations for hydroelectric energy production.

4. Processing of metals

- (a) Iron and steelworks, including foundries, forges, drawing plants and rolling mills (unless included in Annex I).
- (b) Installations for the production, including smelting, refining, drawing and rolling, of nonferrous metals, excluding precious metals.
- (c) Pressing, drawing and stamping of large castings.
- (d) Surface treatment and coating of metals.
- (e) Boilermaking, manufacture of reservoirs, tanks and other sheet-metal containers.
- (f) Manufacture and assembly of motor vehicles and manufacture of motor-vehicle engines.
- (g) Shipyards.
- (h) Installations for the construction and repair of aircraft.
- (i) Manufacture of railway equipment.
- (j) Swaging by explosives.
- (k) Installations for the roasting and sintering of metallic ores.

5. Manufacture of glass

7. Chemical industry

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- (a) Treatment of intermediate products and production of chemicals (unless included in Annex I).
- (b) Production of pesticides and pharmaceutical products, paint and varnishes, elastomers and peroxides.
- (c) Storage facilities for petroleum, petrochemical and chemical products.

8. Food industry

- (a) Manufacture of vegetable and animal oils and fats.
- (b) Packing and canning of animal and vegetable products.
- (c) Manufacture of dairy products.
- (d) Brewing and malting.
- (e) Confectionery and syrup manufacture.
- (f) Installations for the slaughter of animals.
- (g) Industrial starch manufacturing installations.
- (h) Fish-meal and fish-oil factories.
- (i) Sugar factories.

9. Textile, leather, wood and paper industries

- (a) Wool scouring, degreasing and bleaching factories.
- (b) Manufacture of fibre board, particle board and plywood.
- (c) Manufacture of pulp, paper and board.
- (d) Fibre-dyeing factories.
- (e) Cellulose-processing and production installations.
- (f) Tannery and leather-dressing factories.

10. Rubber industry

Manufacture and treatment of elastomer-based products.

11. Infrastructure projects

- (a) Industrial-estate development projects.

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- (b) Urban-development projects.
- (c) Ski-lifts and cable-cars.
- (d) Construction of roads, harbours, including fishing harbours, and airfields (projects not listed in Annex I).
- (e) Canalization and flood-relief works.
- (f) Dams and other installations designed to hold water or store it on a long-term basis.
- (g) Tramways, elevated and underground railways, suspended lines or similar lines of a particular type, used exclusively or mainly for passenger transport.
- (h) Oil and gas pipeline installations.
- (i) Installation of long-distance aqueducts.
- (j) Yacht marinas.

12. Other projects

- (a) Holiday villages, hotel complexes.
- (b) Permanent racing and test tracks for cars and motor cycles.
- (c) Installations for the disposal of industrial and domestic waste (unless included in Annex I).
- (d) Waste water treatment plants.
- (e) Sludge-deposition sites.
- (f) Storage of scrap iron.
- (g) Test benches for engines, turbines or reactors.
- (h) Manufacture of artificial mineral fibres.
- (i) Manufacture, packing, loading or placing in cartridges of gunpowder and explosives.
- (j) Knackers' yards.

13. Modifications to development projects included in Annex I and projects in Annex II undertaken exclusively or mainly for the development and testing of new methods or products and not used for more than one year

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Appendix 3

Sustainability Appraisal for Great Easton within the New Local Plan SA and SEA

The reasonable alternatives against which the housing growth for Great Easton has been assessed are shown below.

Table 2.2: Strategic options for housing and employment (i.e. the reasonable alternatives tested in the SA)

Option	Description
<p>Option 1: Rural</p> <p>Continue the current distribution strategy with a rural focus)</p>	<p>60% of the District's future housing need would be met in the urban settlements (Thurnby, Bushby and Scraftoft, Market Harborough, Lutterworth and Broughton Astley) and 40% met in the rural settlements (Rural Centres and Selected Rural Villages). The bulk of employment provision would be in Market Harborough (approximately 10ha), with at least 4ha at Lutterworth and approximately 3ha at Fleckney to balance its relatively high potential housing growth.</p>
<p>Option 2: Core Strategy Distribution</p> <p>Continue to use the Core Strategy distribution strategy</p>	<p>Distribution of future housing need would continue as identified in the Core Strategy with approximately 70% of future new housing planned for the urban settlements and 30% planned for the rural settlements. The bulk of employment provision would be in Market Harborough (approximately 10ha) with at least 4ha at Lutterworth and approximately 3ha at Fleckney to balance its relatively high potential housing growth.</p>
<p>Option 3: Urban</p> <p>Continue the current distribution strategy with an urban focus</p>	<p>80% of the District's future housing need would be met in the urban settlements and 20% met in the rural settlements. The bulk of employment provision would be in Market Harborough (approximately 10ha) with at least 4ha at Lutterworth and approximately 3ha at Fleckney to balance its relatively high potential housing growth.</p>

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Option	Description
<p>Option 4: Scraftoft / Thurnby SDA</p> <p>Scraftoft / Thurnby Strategic Development Area and reduced growth in other parts of the District</p>	<p>A proposal which would provide a significant extension to the east of Scraftoft and Thurnby has been received by the Council. The proposal is for at least 1000 dwellings with community facilities together with a link-road between Scraftoft village and the A47. Further assessment of transport impacts, landscape and viability is needed. However, delivery of this strategic development area would reduce the requirement for all other settlements in the District.</p> <p>The bulk of employment provision would be in Market Harborough (approximately 10ha) with at least 4ha at Lutterworth and approximately 3ha at Fleckney to balance its relatively high potential housing growth. The potential SDA at Scraftoft does not include proposals to deliver employment land.</p>
<p>Option 5: Kibworth SDA</p> <p>Kibworth Strategic Development Area and reduced growth in other parts of the District</p>	<p>Two proposals near the Kibworths have been received. Both proposals offer new road infrastructure, community and employment facilities and around 1,200 houses. One proposal involves development to the north of Kibworth Harcourt and a potential relief road for the existing A6. The other involves development to the west of the Kibworths and linking road infrastructure between the A6 and Saddington Road. Further assessment of transport impacts, landscape and viability is needed in terms of both proposals. <u>This Option would include just one of these two strategic development areas.</u> Delivery of either potential strategic development area would reduce the requirement for all other settlements in the District.</p> <p>Approximately 5ha of employment land would be delivered as part of the Kibworth SDA. A further approximately 10ha of employment land would be delivered in Market Harborough along with at least 4ha at Lutterworth and approximately 3ha at Fleckney to balance its relatively high potential housing growth.</p>
<p>Option 6: Lutterworth SDA</p> <p>Lutterworth Strategic Development Area and reduced growth in other parts of the District</p>	<p>A proposal which could result in development of approximately 1,950 dwellings, local facilities and employment land by 2031 to the east of Lutterworth has been received by the Council. This would involve provision of a road link between the A4304 (to the east of Lutterworth) and A426 (Leicester Road to the north of Lutterworth) thus providing relief for Lutterworth town centre. It would lead to approximately 550 dwellings delivered in this location after 2031. There is also scope for provision of a motorway service facility adjoining M1 Junction 20 and land for logistics and distribution. Further assessment of transport impacts, landscape and viability is needed. Delivery of this strategic development area would reduce the requirement for all other settlements in the District.</p> <p>Approximately 10ha of employment land would be delivered at Lutterworth in conjunction with delivery of the Lutterworth SDA. A further approximately 10ha of employment land would be delivered in Market Harborough along with approximately 3ha at Fleckney to balance its relatively high potential housing growth.</p>

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Option	Description
<p>Option 7: Scraptoft / Thurnby SDA and Kibworth SDA</p> <p>Strategic Development Areas at Scraptoft / Thurnby and Kibworth and limited growth in other part of the District</p>	<p>This would involve two strategic development areas in the District: approximately 1,200 dwellings at the Kibworths; and approximately 1,000 dwellings to the east of Scraptoft / Thurnby. Further housing in each of the proposed strategic development areas may take place beyond 2031. Other settlements would receive limited housing growth.</p> <p>Approximately 5ha of employment land would be delivered at Kibworth in conjunction with delivery of one of the potential Kibworth SDAs. A further approximately 10ha of employment land would be delivered in Market Harborough, at least 4ha in Lutterworth and approximately 3ha at Fleckney to balance its relatively high potential housing growth.</p>
<p>Option 8 Scraptoft / Thurnby SDA and Lutterworth SDA</p> <p>Strategic Development Areas at Scraptoft / Thurnby and Lutterworth and limited growth in other part of the District)</p>	<p>This would involve two strategic development areas in the District: approximately 1,950 dwellings to the east of Lutterworth; and approximately 1,000 dwellings to the east of Scraptoft / Thurnby. Further housing in each of the proposed strategic development areas may take place beyond 2031. Other settlements would receive limited housing growth.</p> <p>Approximately 10ha of employment land would be delivered at Lutterworth in conjunction with delivery of the Lutterworth SDA. A further approximately 10ha of employment land would be delivered in Market Harborough and approximately 3ha of employment land at Fleckney to balance its relatively high potential housing growth.</p>
<p>Option 9: Lutterworth SDA and Kibworth SDA</p> <p>Strategic Development Areas at Lutterworth and Kibworth and limited growth in other part of the District)</p>	<p>This would involve two strategic development areas in the District: approximately 1,950 dwellings to the east of Lutterworth; and approximately 1,200 dwellings at the Kibworths. Further housing in each of the proposed strategic development areas may take place beyond 2031. Other settlements would receive limited housing growth.</p> <p>Approximately 10ha of employment land would be delivered at Lutterworth in conjunction with delivery of the Lutterworth SDA. Approximately 5ha of employment land would be delivered at Kibworth in conjunction with one of the potential Kibworth SDAs. A further approximately 10ha of employment land would be delivered in Market Harborough and approximately 3ha of employment land at Fleckney to balance its potential housing growth.</p>

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Each of the above housing options has been tested against the following sustainability topics.

Sustainability Topic	SA Objectives	Guiding Criteria	Potential Monitoring Indicators
Natural Environment	1) Protect, enhance and manage biodiversity. 2) Protect, enhance and manage environmental resources.	1.1) Would biodiversity interests be affected? 2.1) What could be the effects on the quality of water environments? 2.2) What could be the effects on land quality?	<ul style="list-style-type: none"> - Net contribution towards habitat creation / improvement (hectares). - Net loss of Best and Most versatile Agricultural land. - Effect on condition of SSSIs and overall percentage of SSSI in favourable or unfavourable recovering condition. - Net effect on number and area of Local Wildlife Sites. - Impact on Water Framework Development compliance. - Hectares of contaminated land brought back into productive use. - The number of new systems or area of land covered by Sustainable Drainage Systems.
Built and natural heritage	3) Protect, enhance and manage the historic character and distinctiveness of the District's settlements and their surrounding landscapes.	3.1) How could proposals affect the historic value and character of settlements and/or surrounding landscapes? 3.2) Could proposals hinder or assist efforts to maintain and enhance features (designated and non-designated) of historic, cultural or archaeological interest?	<ul style="list-style-type: none"> - Number of heritage features 'at risk'. - Development granted contrary to heritage policies. - Percentage of people that think the character of their neighbourhood has improved / stayed the same / declined.

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Sustainability Topic	SA Objectives	Guiding Criteria	Potential Monitoring Indicators
Health and Wellbeing	<p>4) Safeguard and improve community health, safety and wellbeing.</p> <p>5) Improve accessibility to employment, retail, business, health and community services, supporting health and well-being in the district.</p>	<p>4.1) How could proposals affect standards of open space, recreation and leisure provision?</p> <p>4.2) Could proposals have an effect on efforts to maintain and strengthen local identity and community cohesion?</p> <p>4.3) Could proposals have different impacts on certain social groups (<i>age, gender, social class for example</i>)?</p>	<ul style="list-style-type: none"> - Average healthy life expectancy. - Participation levels in sport and recreation. - Area of green infrastructure provided in conjunction with new housing. - Amount of eligible open spaces managed to green flag award standard. - Number of properties experiencing pollutant concentrations in excess of the standard.
		<p>4.4) How could proposals impact upon air quality (particularly in Lutterworth)?</p> <p>5.1) What impact could there be on local service provision, particularly in rural areas?</p> <p>5.2) What modes of transport would most likely be encouraged and how would these affect greenhouse gas emissions?</p>	<ul style="list-style-type: none"> - Percentage of completed non – residential development complying with car-parking standards. - Length of new/improved cycleway and pedestrian routes.

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Sustainability Topic	SA Objectives	Guiding Criteria	Potential Monitoring Indicators
Resilience (to climate change)	6) Reduce the risks from local and global climate change upon economic activity, delivery of essential services and the natural environment.	<p>6.1) What would be the effect in terms of flood risk?</p> <p>6.2) How would the resilience of local businesses be affected?</p> <p>6.3) How would the proposal affect the delivery of essential services?</p> <p>6.4) What will be the effects on green infrastructure and its ability to contribute to climate change resilience?</p>	<ul style="list-style-type: none"> - Number of planning permissions granted contrary to Environment Agency advice on flooding. - Annual local authority expenditure on flood management measures.
Housing and Economy	7) Provide affordable, sustainable, good-quality housing for all.	<p>7.1) How could proposals affect levels of house building?</p> <p>7.2) How could proposals affect the ability to deliver affordable housing?</p>	<ul style="list-style-type: none"> - Net additional dwellings. - Gross affordable housing completions.

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Sustainability Topic	SA Objectives	Guiding Criteria	Potential Monitoring Indicators
	8) Support investment to grow the local economy.	<p>8.1) Would proposals help to create job opportunities for local residents?</p> <p>8.2) Would the proposals support the rural economy?</p> <p>8.3) Would the proposals help to support the vitality of town centres and their retail offer?</p> <p>8.4) Would the proposals help to secure improvements in telecommunications infrastructure? (<i>For example high speed broadband connectivity</i>)</p>	<ul style="list-style-type: none"> - Total amount of additional floor space by type. - Employment land available. - Jobs created / retained in rural areas. - Total number of visitors and spend on tourism. - Broadband coverage and speed.
Resource use	9) Use and manage resources efficiently, whilst and minimising Harborough's emissions of greenhouse gases.	<p>9.1) To what extent would proposals lead to an increase or decrease in the use of energy and / or water?</p> <p>9.2) Do proposals help to achieve / support a reduction in carbon emissions?</p> <p>9.3) Do proposals encourage the efficient use of minerals?</p>	<ul style="list-style-type: none"> - % of developments achieving a higher CFSH homes water efficiency rating than required by building regulations. - Carbon emissions from road transport.

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The effects of each Scenario for growth in Great Easton are presented against the six SA Topics listed below, which encapsulate the SA Framework.

The scenarios for growth are:

Scenario	Range of housing growth for Great Easton	Relevant Housing options
1	Moderate growth (43-51 dwellings)	1
2	Low-Moderate growth (14-32 dwellings)	2, 4
		5, 7
		6
3	Low growth (5-7 dwellings)	3
		8
		9

The SA topics are:

SA Topic	SA Objectives covered
1. Natural Environment	<i>Biodiversity, agricultural land, soil, water geodiversity</i>
2. Built and Natural Heritage	<i>Landscape & settlement character, heritage</i>
3. Health and Wellbeing	<i>Education, health, recreation, open space access to services, air quality, community cohesion</i>
4. Resilience to Climate Change	<i>Flooding, green infrastructure</i>
5. Housing and Economy	<i>Housing delivery, rural economy, investment</i>
6. Resource Use	<i>Energy efficiency, water efficiency, carbon emissions, minerals</i>

To determine the effects on each SA Topic, consideration has been given to the factors listed in the SEA Regulations to determine whether the effects are significant or not, for example: *the nature of effects (including magnitude and duration); the sensitivity of receptors; the Likelihood of effects occurring; and*

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the significance of effects

These factors have been considered to predict effects against each SA Topic using the following scoring system.

- Major positive ✓✓✓
- Moderate positive ✓✓
- Minor positive ✓
- Insignificant impacts -
- Minor negative x
- Moderate negative xx
- Major negative xxx
- Uncertain effect ?

Great Easton

Scenarios tested for Great Easton

The table below sets out three distinct scenarios for Great Easton to assess the implications of the nine strategic housing options and corresponding employment provision. The housing options and employment provision have been grouped into scenarios to reflect potential differential effects that the housing and employment options could have for Great Easton. Therefore, if the level of housing and employment is anticipated to have very similar effects for certain options, then these have been grouped together to avoid duplication. The grouping of options has taken into account available land, the scale and rate of growth, and the sensitivity of receptors.

Scenario	Range of housing growth	Relevant Housing options	Local Employment provision*					Assumptions
			Market Harborough	Lutterworth	Kibworth	Fleckney	Total	
1	Moderate growth (43-51 dwellings)	1	10 ha	4 ha	-	3 ha	17 ha	There are variations in employment provision at Kibworth Fleckney and Lutterworth for the options grouped under Scenario 2 (options 2, 4 5, 6, 7) and Scenario 3 (options 3, 8, 9). However, it is likely that the effects of employment provision for Great Easton would be the same regardless of variations in employment land provision across the 9 options. This is because access to jobs from Great Easton is more likely to be at larger nearby towns such as Corby and Market Harborough, for which employment land provision is consistent across the 9 options. Employment provision in Lutterworth and Kibworth would be less likely to benefit Great Easton given that Lutterworth is over 40km away and Kibworth 24km.
2	Low-Moderate growth (14-32 dwellings)	2, 4	10 ha	4 ha	-	3 ha	17 ha	
		5, 7		4 ha	5 ha		22 ha	
		6		10	5 ha		28 ha	
3	Low growth (5-7 dwellings)	3	10 ha	4 ha	-	3 ha	17 ha	
		8		10 ha	-		23 ha	
		9		10 ha	5 ha		28 ha	

*Excludes Magna Park

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SA findings for Great Easton

Natural Environment (SA Objectives 1 and 2)		Scenario 1	-	Scenario 2	-	Scenario 3	-
Nature of effects	<p><i>Biodiversity</i></p> <p>Increased housing on greenfield land (Scenario 1 and 2) could have a negative effect on biodiversity through the loss of habitat such as hedgerows and trees. Conversely, development can also present opportunities for enhancement.</p> <p>There would be a limited effect on natural resources with Scenario 3 as growth would be very low. However, there would also be limited opportunity for enhancement to biodiversity.</p> <p><i>Environmental quality</i></p> <p>There would be loss of land classified as Grade 3 under Scenario 1, 2 and to a lesser extent 3. The scale of development involved would not have an effect on levels of air quality or water quality.</p>						
Sensitivity of receptors	<p>Eyebrook Reservoir SSSI is 0.8km to the north of the village and Eyebrook Valley Woods SSSI is 3km north of the village.</p> <p>Open land for development may contain hedges and trees on the boundary of value to wildlife.</p> <p>Agricultural land surrounding Great Easton is classified as Grade 3.</p>						
Likelihood of effects	<p>Mitigation measures such as habitat buffers could be secured as part of developments on affected sites. This could also include the potential for enhancement. There is likely to be greater environmental effects the higher the growth option.</p> <p>Effect upon the SSSIs are unlikely to be significant given that the scale of growth and distance from the settlement. Only one site has been identified in the SHLAA (2014) at the time of appraisal. If this site was to be developed, effects would on SSSIs would be unlikely.</p>						
Significance	<p>Although Scenarios 1 and 2 (to a lesser extent) present the potential for negative effects, mitigation measures could limit the effects on local wildlife. Consequently, a neutral effect is predicted.</p> <p>If enhancement was secured through development, it is possible that a minor positive effect could be achieved in terms of biodiversity, but it is not possible to say with certainty at this stage if this would be the case.</p> <p>There would be a loss of agricultural land under Scenario 1 and 2, which would be unavoidable. However, the scale of growth is not considered likely to constitute significant effects.</p> <p>There would be no effect under Scenario 3.</p>						

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Built and Natural Heritage (SA Objective 3)		Scenario 1	×	Scenario 2	-	Scenario 3	-
Nature of effects	Development of edge of settlement sites could affect the character of the built and natural environment, by altering the scale of the settlement. Effects on built and natural heritage would be most prominent for Scenario 1. Scenario 2 has the potential to affect the character to a certain extent. It is not an issue for Scenario 3.						
Sensitivity of receptors	Great Easton is in a Conservation Area and contains 46 listed buildings including a Grade II (Church of St Andrew). The area is largely rural in nature and the urban form is small scale, low density with a unique character that could be affected by significant development. Over 65% of houses in Great Easton are detached.						
Likelihood of effects	For Scenario 1 and to a certain extent Scenario 2, it would be likely that development would either be at a higher density, or would need to cover more land. However, the only deliverable site identified in the SHLAA has sufficient capacity to deliver the housing targets under each scenario at a low density. Therefore, it ought to be possible to mitigate effects through good design. Having said this, development would be likely to be adjacent to the Conservation Area, which could potentially be affected by new development.						
Significance	Scenarios 1 and 2 have the potential for negative effects on landscape and heritage assets. Given that only one deliverable site has been identified in the SHLAA, it is assumed that development would be likely to occur in this area, and thus the character of the south of the settlement would be affected. Development in other areas could also have a negative effect, but it is unclear at this stage if there are any development sites in these areas. It ought to be possible to mitigate effects by securing sensitive low density design. However, a minor negative effect has predicted at this stage for Scenario 1 due to its higher level of growth. Recommendation – Development in Great Easton ought to be low density and carefully designed to ensure that it is in keeping with the scale and character of the settlement. The Conservation Area (CA) and number of listed buildings would need to be respected. Although new development would be likely to fall outside the Conservation Area, it is considered that the design principles within the CA should also apply to new development.						

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Health and Wellbeing (SA Objectives 4 and 5)		Scenario 1	-	Scenario 2	-	Scenario 3	✘
Nature of effects	<p>For Scenario 1 and to a lesser extent Scenario 2, housing provision would help to improve housing choice and affordability, which ought to have positive effects on residents in the village that wish to form a household or move to larger/specialise accommodation (for example young families). Without growth, as per Scenario 3, these effects would not occur, and this could lead to an erosion of community identity over time as local residents might need to look for alternative accommodation outside the village.</p> <p>Scenarios 1 and (to a lesser extent) 2 would lead to increased pressure on the primary school, and would generate car trips to access employment and services, leading to an increase in greenhouse gas emissions. Scenarios 1 and 2 would be more likely to help to support the vitality of village shops and services as they would deliver more housing to the area. However, these effects are small scale.</p>						
Sensitivity of receptors	<p>In Great Easton the proportion of the population aged 75 and over is well above the District average. The percentages in the 16-34 age groups are very low compared to the District. Overall the village has an aging population, with 25% of people over 65 (Census 2011).</p> <p>The primary school in Great Easton is close to capacity. However, it is noted that the site may be able to be expanded with S106 contributions.</p> <p>There are limited facilities in the village. Public transport links are not frequently used and 78% of people use a car or van to get to work, which is higher than the district average of 71%. Just over 11% work from home (Census 2011).</p> <p>The SHLAA site identified as possible for development would need to consider the extent of the Gas Pipeline Buffer area as a potential safety issue.</p>						
Likelihood of effects	<p>For Scenario 1 and to a lesser extent 2, it is likely that there would be an increase in greenhouse gas emissions due to new residents being located in this settlement, which has a strong trend of car travel that is likely to continue. Whilst the increased growth under these Scenarios (more so for scenario 1) could help to support the viability of village amenities and shops, but it is unlikely that these effects would be significant.</p> <p>Expansion of the primary school may be possible, but it is unclear what the maximum capacity would be. Therefore uncertain effects are predicted for Scenario 1.</p> <p>For Scenario 3, there is likely to be no effect on greenhouse gas emissions associated with new development due to the lack of growth. However, a lack of housing development would limit housing choice, which could have a negative effect on health and wellbeing in the longer term.</p>						
Significance	<p>Scenario 1 is likely to increase greenhouse gas emissions, as jobs and facilities are very likely to be accessed by car. However, it would also improve housing choice in the area and could help to enhance open space through developer contributions. Although development would put pressure on schools and health facilities, contributions from development ought to support enhancements (although these may not be in the village). On balance a neutral effect is predicted. Scenario 2 would have similar effects but at a smaller scale, and thus a neutral effect is also predicted.</p> <p>Scenario 3 does not support new development in Great Easton, which may affect the availability of housing. Although community identity would be preserved in the short term, there could be a decline in the village's housing offer in the longer term, which may lead to young people having to move away affecting community spirit and diversity. Although Scenario 3 would put less pressure on schools and health, there would also be fewer opportunities to enhance community infrastructure and open space. Therefore a minor negative effect is predicted for Scenario 3.</p>						

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Resilience (to climate change) (SA Objective 6)		Scenario 1	-	Scenario 2	-	Scenario 3	-
Nature of effects	New development could increase surface water run-off under Scenario 1 and to a lesser extent 2, which would require the development of greenfield land. Scenario 3 would not involve any development, so effects would be neutral.						
Sensitivity of receptors	Areas around Eyebrook, through centre of the village and to west of the village are within Flood Zones 2 and 3. Southern part of parish within flood zones 2 and 3 (River Welland) also. These areas however are unlikely to be developed based on the land put forward in the SHLAA. There is no risk on land close to Bringhurst Primary School.						
Likelihood of effects	It is unlikely that new development would be at risk of river flooding. Surface water run-off would need to be managed to ensure that surface water flooding did not occur. Plan policies would require that new development did not increase flood risk elsewhere and include SUDs, so the effects on other areas is also unlikely.						
Significance	Flood risk would be unlikely to be an issue for any of the development Scenarios; hence a neutral effect is predicted for all 3 scenarios.						

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Housing and Economy (SA Objectives 7 and 8)		Scenario 1	✓	Scenario 2	-	Scenario 3	✗
Nature of effects	<p>Scenario 1 and to a lesser extent Scenario 2 would lead to housing provision in Great Easton, which would contribute to meeting housing needs and improving choice.</p> <p>Scenario 3 would not affect the levels of house building, which could have negative effects in terms of not meeting local need.</p> <p>New homes could also help support the rural economy with more people spending money at existing services, although this is not likely to have a significant effect.</p> <p>There is potential for new homes to be plugged in to fibre optic networks, as existing high spend broadband exists in the area, and this would help supplement the current 11% of residents who work from home.</p>						
Sensitivity of receptors	<p>There has been an increase of 14% dwellings since 2001 in Great Easton. There is a need for affordable housing in rural areas.</p> <p>There are only 1% of economically active people in Great Bowden who are unemployed (Census 2011).</p>						
Likelihood of effects	<p>Increased housing would improve the offer available in Great Easton. Scenario 1 would likely bring about more affordable housing, than Scenario 2.</p> <p>One site has been identified in the SHLAA, with potential to accommodate over 100 dwellings. If this site was developed, it would meet the housing targets in all three scenarios. Therefore, housing would be likely to be secured whether it be at this site, or a combination of this and / or other (currently unidentified sites).</p>						
Significance	<p>Scenario 1 will have a positive effect on delivering housing (including the provision of affordable housing) and supporting the village economy. A minor positive effect is predicted. Scenario 2 would have similar effects but at a lesser scale, hence neutral effects are predicted.</p> <p>Scenario 3 would not result in any growth and as a result would have a negative effect in terms of providing affordable, sustainable and good quality housing.</p>						

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Resource Use (SA Objective 9)		Scenario 1	×	Scenario 2	-	Scenario 3	✓
Nature of effects	<p>Scenario 1 and to a lesser extent 2 would increase resource use, with more homes needing power and water. However, this would be the case regardless of where development occurs.</p> <p>There will also be more car journeys made based on the current trend (reliance on car travel) which will increase greenhouse gas emissions. More car trips would be generated for Scenario 1, and less for Scenario 2.</p> <p>Scenario 3 would have no effect on resource use.</p>						
Sensitivity of receptors	<p>Access to public transport is relatively poor in the rural areas such as Great Easton. As such there is a reliance on private transport.</p> <p>As a rural area, it is probable that a proportion of households would be reliant on 'off the grid' energy sources.</p>						
Likelihood of effects	<p>Access to mains gas and electricity ought to be available in Great Easton, so new development would not be dependent upon independent power sources such as oil heating, which lead to greater emissions of greenhouse gases compared centralised networks.</p> <p>Provision of district heating would be unlikely due to a lack of sufficient heat demand in Great Easton and any new development would be unlikely to change this.</p> <p>Although there are reasonable day time bus services, the majority of people travel by private car, and this is likely to continue.</p>						
Significance	<p>The level of growth associated with Scenario 1 would lead to increased numbers of people living in Great Easton; which as a sustainable rural village, only has moderate access to jobs and services. Coupled with a reliance on private transport, it is likely that the level of growth under this scenario would therefore contribute to an increase in greenhouse gas emissions across the district (albeit minor). Consequently a minor negative effect is predicted for Scenario 1. Scenario 2 would lead to more modest growth, which is more in line with the historic level of growth in Great Easton. Therefore, although there would be negative implications, the effects would not be anticipated to be significant (i.e. they would be neutral). Scenario 3 would limit further greenhouse gas emissions from Great Easton, and growth would be delivered at SDAs or urban areas that are better served by transport links, services and jobs. This ought to contribute to a reduction in greenhouse gas emissions, and hence a minor positive effect is predicted for this scenario.</p>						

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Appendix 4

Great Easton Neighbourhood Plan Policy	Relevant Policy in Harborough District Core Strategy (CS) /NPPF/ emerging Local Plan (LP)	Relationship between GE Neighbourhood Plan and Core Strategy/ emerging Local Plan	Potential for likely significant effects on national and local historic and/or environmental designations	Conclusions relating to Strategic Environmental Assessment	Potential for likely significant effects on Natura 2000 sites within 50km (Rutland Water SPA (15km) away)	Conclusion relating to Habitat Regulations (HRA)
POLICY SD1: PRESUMPTION IN FAVOUR OF SUSTAINABLE DEVELOPMENT	<p>CS1: Spatial Strategy for Harborough (adopted prior to NPPF but generally seeks to secure sustainable development).</p> <p>NPPF: Presumption in favour of sustainable development (para 14).</p> <p>Emerging Local Plan will have an overarching policy reflecting the presumption in favour of development.</p>	<p>SD1 is considered to be in general conformity with:</p> <ul style="list-style-type: none"> the Core Strategy policy CS1 (m) which supports the provision of rural housing which contributes towards the provision of affordable housing where there is a demonstrable need and to protect existing services in smaller settlements (below Rural Centre level). The CS predated the NPPF and therefore does not specify the presumption in favour of sustainable development; and Emerging LP which will have a general policy reflecting the presumption in favour of 	<p>The policy is unlikely to result in significant effects. Policy promotes sustainable development in principle.</p>	<p>No significant effects identified.</p>	<p>None.</p>	<p>Policy reflects NPPF presumption in favour of sustainable development. No negative effect.</p>

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		sustainable development.				
POLICY SD2: GENERAL POLICY PRINCIPLE	<p>Policy sets out that where the NP is silent the relevant NPPF and CS (LP on adoption) policies will apply.</p> <p>NPPF: paras 14, 183 – 185</p>	SD2 is considered to be in general conformity with CS and NPPF. SD2 acknowledges that the NP does not cover all issues and that where this is the case CS/NPPF policies apply (which ever is most up to date). This is reflective of national guidance. Once adopted the LP will be NPPF compliant and will be the up to date development plan where NP is silent.	The policy is unlikely to result in significant effects.	No significant effects identified.	None	No negative effect. CS policies found to have no significant effects in HRA Screening Report. A new HRA Screening Report will accompany the emerging LP.
POLICY SD3: LIMITS TO DEVELOPMENT	<p>CS2: Delivering New Housing (out of date in relation to number of houses to be provided) Policy CS17 – Countryside, Rural Centres and Rural Villages.</p> <p>NPPF: Delivering</p>	SD3 is considered to be in general conformity with CS and NPPF. SD3 aims to achieve an appropriate balance between the need to provide sufficient new homes and affording protection to the countryside in line with CS policies (where not out of date),	The policy is unlikely to result in significant effects. While the policy seeks (through limits to development) to ensure protection of open countryside, the limits have been drawn to allow for a sustainable level of development in	No significant effects are identified. In identifying allocations, the site selection process undertaken has acknowledged and taken into	None	No negative effect. Although a HRA screening report has yet to be undertaken in relation to the emerging LP strategy, Great

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Great Easton Neighbourhood Plan Policy	Relevant Policy in Harborough District Core Strategy (CS) /NPPF/ emerging Local Plan (LP)	Relationship between GE Neighbourhood Plan and Core Strategy/ emerging Local Plan	Potential for likely significant effects on national and local historic and/or environmental designations	Conclusions relating to Strategic Environmental Assessment	Potential for likely significant effects on Natura 2000 sites within 50km (Rutland Water SPA (15km) away)	Conclusion relating to Habitat Regulations (HRA)
	<p>sustainable development and delivering a wide choice of high quality homes (para 55).</p> <p>Emerging LP will have a settlement development policy aimed at protecting settlements from development in inappropriate locations. It will also set out the number of dwellings to be provided to 2031, reflecting up to date evidence.</p>	<p>NPPF and the emerging LP.</p> <p>The emerging LP will set out settlement targets, including one for Great Easton. As CS2 is out of date, Great Easton's NP has been informed by emerging settlement requirement figures in the LP. These figures are based on the latest available evidence. The LP will only allocate strategic sites, leaving smaller sites to come forward through NPs and the development management system. While SA work has been undertaken on these emerging settlement figures, a full SA will accompany the draft LP.</p>	<p>a settlement which has access to 4 key services (post office, food store, primary school and pub). The allocations are dealt with in the relevant policies below.</p>	<p>account potential impacts on the historic and natural environment. The on-going LP SA process is not suggesting that the Great Easton housing requirement should be reduced.</p>		<p>Easton's level of housing growth will not have significant effects on Rutland Water.</p>
POLICY H1: HOUSING PROVISION	<p>Policy CS17: Countryside, rural centres and rural villages.</p>	<p>Housing numbers as set out in Policy CS2 are out of date and do not reflect the latest evidence. The target figure</p>	<p>The policy is unlikely to result in significant effects. As part of identifying allocations,</p>	<p>No significant effects are identified. Constraints</p>	<p>None</p>	<p>No negative effect. Development of this limited</p>

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	<p>NPPF: Delivering sustainable development / delivering a wide choice of high quality homes (para 55 promotes sustainable development in rural areas).</p> <p>Emerging LP will set out a settlement target figure for Great Easton (identified as a selected rural village).</p>	<p>for 32 dwellings for Great Easton is taken from the options consultation of the LP and represented (at the time) the most up to date evidence. It is considered to be in 'general conformity' with the Core Strategy while trying to future proof the NP in line with the emerging LP.</p>	<p>potential housing sites underwent an independent sustainability assessment, which took into account historic and environmental site constraints. Public consultation also fed into the selection of the identified sites. Site capacities are reflective of the relative sensitivity of the sites. A Heritage Impact Assessment will be required with planning applications relating to sites which have the potential to impact on the historic environment (i.e. listed buildings/ conservation area and setting). This will inform the determination of any application and</p>	<p>relating to heritage and environmental assets have been taken into account in the identification of sites and accompanying policy. However, there is a requirement for applications which impact on the historic environment to submit a Heritage Impact Assessment. This will ensure that any impacts are identified and, where possible, mitigated through the Development Management</p>		<p>scale will not adversely impact on Rutland Water.</p>

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			potential mitigation required.	process.		

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Great Easton Neighbourhood Plan Policy	Relevant Policy in Harborough District Core Strategy (CS) /NPPF/ emerging Local Plan (LP)	Relationship between GE Neighbourhood Plan and Core Strategy/ emerging Local Plan	Potential for likely significant effects on national and local historic and/or environmental designations	Conclusions relating to Strategic Environmental Assessment	Potential for likely significant effects on Natura 2000 sites within 50km (Rutland Water SPA (15km) away)	Conclusion relating to Habitat Regulations (HRA)
POLICY H2: PRIORITY TO BE GIVEN TO BROWNFIELD SITES	<p>Policy CS1(i): Spatial strategy for Harborough</p> <p>NPPF: Core planning principles (para 17, bullet point 8)</p> <p>The emerging LP will make reference in policy to appropriate and efficient re-use of previously developed land.</p>	<p>Policy H2 encourages the effective use of land that has previously been developed. The policy could be improved by including specific reference to historic environment (given landscape and ecology are referred to specifically). The policy is considered to be in general conformity with CS and NPPF.</p>	<p>The policy is unlikely to result in significant effects. The policy specifies that prioritisation of brownfield sites will only apply where the land has limited environmental, landscape or ecological value.</p>	<p>No significant effects are identified. The policy protects sites of environmental value. The policy could be strengthened to include reference to heritage assets.</p>	<p>None.</p>	<p>No negative effect. The number and capacity of brownfield sites is likely to be limited and therefore not impact on Rutland Water.</p>
POLICY H3: HOUSING ALLOCATIONS – The rear of 2 High Street 10dwgs; Barnsdale House 8	<p>Policy CS2 – Delivering New Housing (now out of date in relation to number of houses required and due to lack of 5 year housing land supply).</p> <p>Policy CS17 –</p>	<p>The CS is a strategic document and does not set out housing allocations. However, it identifies Great Easton as a selected rural village and suitable for housing on a scale reflective of its size, character and service provision.</p>	<p>The policy is unlikely to result in significant effects. The allocations have undergone a sustainability assessment which looked into their constraints. In addition a</p>	<p>No significant effects are identified. It is considered that the scale and impact of development in relation to heritage assets</p>	<p>None.</p>	<p>No negative effect. Development of this scale and on these sites will not adversely impact on Rutland Water.</p>

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<p><i>dwgs; The rear of 28 Broadgate (extension to earlier proposal) 13 dwgs.</i></p>	<p>Countryside, Rural Centres and Rural Villages.</p> <p>NPPF – Delivering sustainable development and delivering a wide choice of high quality homes (para 55).</p> <p>Emerging LP will set out a sustainable housing target for Great Easton but will only allocate large strategic sites. It will set the policy context to enable NPs to identify local sites.</p>	<p>The NPPF allows allocations to take place in Local Plans and Neighbourhood Plans. The emerging LP will not identify specific sites where a NP is at an advanced stage of preparation (as is the case with Great Easton).</p> <p>Policy H3 is in general conformity with the emerging local plan in so far as it takes into account the latest housing need evidence (at the time of preparation) and seeks to support rural vitality of Great Easton, identified as a selected rural village and therefore a sustainable location for rural development.</p>	<p>site specific appraisal was submitted by the site promoter as evidence in relation to the Barnsdale House site. This looks specifically at the potential for residential development around Barnsdale House and the impact this would have on heritage assets. It made recommendations in relation to the location and scale and location of development on the site.</p> <p>It is considered that impact on heritage assets and environmental designations has been considered in arriving at the allocations. The</p>	<p>has been considered in the identification of allocations.</p> <p>Detailed mitigation will be considered through the Development Management process. However, the policy could be strengthened to refer to site specific issues relating to the historic environment which need to be considered.</p>		

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			<p>policy may benefit from more detail in respect of the impact on heritage assets.</p> <p>Furthermore, Development Management will require the submission of a Heritage Impact Assessment for planning proposals which potentially have an impact on heritage assets and/ or their setting.</p>			
POLICY H4: WINDFALL SITES	<p>Policy CS17 – Countryside, Rural Centres and Rural Villages.</p> <p>NPPF – Presumption in favour of sustainable development (para 14)</p> <p>Emerging LP will have a</p>	Policy is considered to be in general conformity with CS, NPPF and emerging LP in encouraging small sites to come forward as has historically taken place in the District’s settlements.	<p>Given that the policy is referring to development of 1 or 2 dwellings only, there are unlikely to be significant effects which the policy does not cover.</p> <p>The Development Management process</p>	No significant effects identified.	None	No negative effect. Number of dwellings coming forward will be very limited.

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	settlement development policy which allows windfall sites to come forward.		will consider any impacts on heritage assets as part of its determination.			
Policy H5: RESERVE SITE	<p>Policy CS17 – Countryside, Rural Centres and Rural Villages.</p> <p>NPPF – Delivering a wide choice of high quality homes - para 55.</p> <p>Emerging LP will have a policy re: new housing in the countryside.</p>	The NPPF at para 55 allows housing in the countryside that would re-use redundant or disused buildings and lead to an enhancement to the immediate setting. This site falls into this category. However, CS strictly controls housing development in the countryside. However, the CS predates the NPPF (para 55) and therefore H5 is considered to be in general conformity with the NPPF.	Given its location and the current uses on site, there are unlikely to be any significant impacts.	No significant effects identified.	None	No negative effect arising from this policy.
POLICY H6: HOUSING MIX	<p>Policy CS2 – Delivering New Housing</p> <p>NPPF – Delivering a wide choice of high quality homes – para. 50</p> <p>Emerging LP will have a</p>	H6 is considered to be in general conformity with the CS and NPPF in seeking to deliver an appropriate mix of housing types to reflect local needs based on evidence.	The policy is unlikely to result in significant effects as it only relates to mix of homes.	No significant effects identified.	None.	No negative effect arising from this policy.

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	policy requiring developments to deliver a suitable mix of housing.					
POLICY H7: AFFORDABLE HOUSING	<p>Policy CS3: Delivering housing choice and affordability. However, following a change to Government planning policy as expressed in National Planning Policy Framework (May 2016) which seeks to incentivise smaller housing developments, affordable housing is no longer requested from sites below 11 dwellings and which have a maximum combined gross floor space of no more than 1000 square metres.</p> <p>Emerging LP policy will</p>	<p>H7 should reflect more than 10 units (or maximum combined gross floor space of no more than 1000 square metres) threshold as set out by national policy. Otherwise H7 is considered to be in general conformity with CS and NPPF.</p>	<p>The policy is unlikely to result in significant effects as it only relates to delivery of affordable homes on housing sites.</p>	<p>No significant effects identified.</p>	<p>None.</p>	<p>No negative effect arising from this policy.</p>

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	reflect above threshold and updated evidence in relation to affordable housing need.					
POLICY DBE1: DESIGN	<p>Policy CS11: Promoting Design and Built Heritage.</p> <p>NPPF – Requiring good design (paras 56-68).</p> <p>Emerging LP will have a policy to achieve good design in development.</p>	DBE1 is considered to be in general conformity with CS and NPPF in settling out building design principles and emphasising the importance of the design affecting the Conservation Area.	The policy is unlikely to result in significant effects as it promotes design of new development which reflects the character and historic context of its surroundings.	No significant effects identified.	None.	No negative effect arising from this policy.
POLICY DBE2: DESIGN QUALITY - BUILDINGS AND STRUCTURES OF LOCAL HISTORICAL AND ARCHITECTURE	<p>Policy CS11: Promoting Design and Built Heritage.</p> <p>NPPF – Conserving and enhancing the historic environment (paras 126-141).</p> <p>Emerging LP will have policy relating to</p>	DBE2 is considered to be in general conformity with CS11 and NPPF in seeking to ensure that development which affects a listed building or structure of architectural interest or its setting is conserved and enhanced.	The policy is unlikely to result in significant effects as its aim is to ensure that development takes into account potential impacts on heritage assets and their setting.	No significant effects identified.	None.	No negative effect arising from this policy which seeks to conserve and enhance heritage assets.

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RAL INTEREST	conserving and enhancing built heritage.					
POLICY NHE1: PROTECTION OF LOCAL GREEN SPACES	<p>CS11: Promoting design and built heritage. Policy CS8: Protecting and Enhancing Green Infrastructure. CS does not refer to LGS as it predates the NPPF. Important Open Land Policy HS/9 (Local Plan 2009) is retained.</p> <p>NPPF – Promoting healthy communities (para 76 and para 77).</p> <p>Emerging LP will identify LGS not allocated in NPs.</p>	<p>NHE1 is considered to be in general conformity with the CS and NPPF in identifying LGS and setting out policy for their protection.</p> <p>CS11 refers to new development being directed away from undeveloped areas of land which are important to the form and character of a settlement or locality.</p>	The policy is unlikely to result in significant effects as it identifies and protects open land that is of demonstrable value to the community and of outstanding significance for their natural and historical environmental features.	No significant effects identified.	None.	No negative effect arising from this policy which seeks to protect local green space.
POLICY NHE2: PROTECTION OF OTHER	<p>Policy CS11: Promoting Design and Built Heritage. Policy CS8: Protecting</p>	NHE2 is considered to be in general conformity with the NPPF and CS as it seeks to protect non-LGS sites which	The policy is unlikely to result in significant effects as it aims to protect sites with local	No significant effects identified.	None.	No negative effect arising from this policy which

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SITES OF NATURAL OR HISTORICAL SIGNIFICANCE	<p>and Enhancing Green Infrastructure. Policy CS17: Countryside, rural centres and rural villages.</p> <p>NPPF: 11. Conserving and enhancing the natural environment/ 12 . Conserving and enhancing the historic environment.</p> <p>Emerging LP will have policies protecting built heritage and local landscape character.</p>	are of natural or historical significance locally.	historic or natural significance.			seeks to protect other natural or historical sites of significance in the parish.
POLICY NHE3: RIDGE AND FURROW FIELDS	<p>Policy CS11: Promoting Design and Built Heritage. Policy CS17: Countryside, rural centres and rural</p>	NHE3 is considered to be in general conformity with the NPPF and CS as it seeks to protect ridge and furrow, part of the historic landscape.	The policy is unlikely to result in significant effects as it aims to protect ridge and furrow as part of the historic landscape.	No significant effects identified.	None.	No negative effect arising from this policy which gives protection to

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	<p>villages.</p> <p>NPPF: 12 . Conserving and enhancing the historic environment.</p> <p>Emerging LP will have policy to protect heritage and local landscape character.</p>					historic landscape feature.
POLICY NHE4: IMPORTANT TREES AND HEDGES	<p>Policy CS8: Protecting and Enhancing Green Infrastructure.</p> <p>NPPF: Conserving and enhancing the natural environment.</p>	NHE4 is considered to be in general conformity with the NPPF and CS as it seeks to protect areas of important woodland, trees and hedgerows (non-designated heritage assets).	The policy is unlikely to result in significant effects as it gives protection to woodland, trees and hedgerows.	No significant effects identified.	None.	No negative effect arising from this policy which gives protection to trees and hedgerows.
POLICY NHE5: BIODIVERSITY	Policy CS8: Protecting and Enhancing Green Infrastructure.	NHE5 is considered to be in general conformity with NPPF and CS policy in seeking	The policy is unlikely to result in significant effects as it expects	No significant effects identified.	None.	No negative effect arising from this

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Y	<p>NPPF: 11 Conserving and enhancing the natural environment.</p> <p>Emerging LP will have policy relating to biodiversity and geodiversity protection and improvement.</p>	to protect, and where possible create new, habitats.	development proposals to protect biodiversity.			policy as it promotes biodiversity.
POLICY NHE6 PROTECTION OF VIEWS OF LANDSCAPE AND COMMUNITY VALUE	<p>Policy CS17: Countryside, rural centres and rural villages.</p> <p>NPPF: Conserving and enhancing the natural environment/ Conserving and enhancing the historic environment.</p> <p>Emerging LP will have a policy referring to safeguarding public views, skylines and</p>	NHE6 is considered to be in general conformity with CS and NPPF in seeking to safeguard important and valued views as identified by the community.	The policy is unlikely to result in significant effects as it is affording important views protection.	No significant effects identified.	None.	No negative effect arising from this policy as it protects views.

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	landmarks.					
POLICY NHE7: FOOTPATHS, BRIDLEWAYS AND CYCLEWAYS	<p>CS5: Providing sustainable transport.</p> <p>CS8: Protecting and enhancing green infrastructure.</p> <p>NPPF: Promoting healthy communities.</p> <p>Emerging LP will have policies promoting linkages within the green infrastructure network.</p>	NHE7 is considered to be in general conformity with the CS and NPPF in seeking to protect the existing network of footpaths contributing to healthy lifestyles and community safety.	The policy is unlikely to result in significant effects as it is about protection of footpaths.	No significant effects identified.	None.	No negative effect arising from this policy as it is about protection of footpaths.
POLICY NHE8: SUSTAINABLE DEVELOPMENT	<p>Policy CS9: Addressing climate change.</p> <p>NPPF: Meeting the challenge of climate change, flooding and coastal change.</p> <p>Emerging LP will set out a positive strategy to</p>	NHE8 is considered to be in general conformity with the CS and NPPF setting out local criteria which renewable schemes must meet.	The policy is unlikely to result in significant effects as it has safeguards to ensure schemes are acceptable in terms of impacts and scale.	No significant effects identified.	None.	No negative effect arising from this policy.

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	promote energy form renewable and low carbon sources.					
POLICY NHE9: RIVERS AND FLOODING	<p>Policy CS10: Addressing Flood Risk.</p> <p>NPPF: Meeting the challenge of climate change, flooding and coastal change.</p> <p>Emerging LP will have a policy dealing with managing flood risk.</p>	NHE9 is considered to be in general conformity with the CS and NPPF in setting the policy context to ensure that development takes into account implications in relation to local flood risk, takes measures to incorporate appropriate mitigation and SuDS.	The policy is unlikely to result in significant effects given the scale of development set out in the plan and the policy approach set out to ensure that areas at most risk of flooding are not developed.	No significant effects identified.	None.	No negative effect arising from this policy.
POLICY E1: SUPPORT FOR EXISTING EMPLOYMENT OPPORTUNITIES	<p>Policy CS7: Enabling Employment and Business Development.</p> <p>NPPF: Supporting a prosperous rural economy.</p> <p>Emerging LP will have policies promoting healthy rural</p>	E1 is considered to be in general conformity with the CS and NPPF in so far it aims to prevent the loss of current employment opportunities in the village.	The policy is unlikely to result in significant effects given that it relates to protection rather than new employment development.	No significant effects identified.	None.	No negative effect arising from this policy.

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Great Easton Neighbourhood Plan Policy	Relevant Policy in Harborough District Core Strategy (CS) /NPPF/ emerging Local Plan (LP)	Relationship between GE Neighbourhood Plan and Core Strategy/ emerging Local Plan	Potential for likely significant effects on national and local historic and/or environmental designations	Conclusions relating to Strategic Environmental Assessment	Potential for likely significant effects on Natura 2000 sites within 50km (Rutland Water SPA (15km) away)	Conclusion relating to Habitat Regulations (HRA)
	communities.					
POLICY E2: SUPPORT FOR NEW EMPLOYMENT OPPORTUNITIES	<p>Policy CS7: Enabling Employment and Business Development.</p> <p>NPPF: Supporting a prosperous rural economy.</p> <p>Emerging LP will have policies promoting healthy rural communities.</p>	<p>E2 is considered to be in general conformity with the CS and NPPF in so far it aims to support new employment opportunities in the village providing certain criteria are met.</p> <p>Although the policy does not have a criterion relating to heritage assets, this is covered by other policies and does not need to be repeated here.</p>	<p>The policy is unlikely to result in significant effects given the policy criteria would limit the impacts of any employment development. Impact on historic environment is covered by other policies and would be taken into account.</p>	No significant effects identified.	None.	No negative effect arising from this policy.
POLICY E3: RE-USE OF AGRICULTURAL AND COMMERCIAL BUILDINGS	<p>Policy CS7: Enabling Employment and Business Development.</p> <p>NPPF: Supporting a prosperous rural economy.</p> <p>Emerging LP will have policies promoting</p>	<p>E3 is considered to be in general conformity with the CS and NPPF by supporting the re-use of agricultural and commercial buildings providing the proposals meet certain criteria aimed at protecting landscape, character of the area, historic and environmental features,</p>	<p>The policy is unlikely to result in significant effects given the policy criteria set out to protect the local environment.</p>	No significant effects identified.	None.	No negative effect arising from this policy

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	healthy rural communities.	road network and residential amenity.				
POLICY E4: BROADBAND INFRASTRUCTURE	<p>CS17: Countryside, rural centres and rural villages.</p> <p>NPPF: Supporting high quality communications infrastructure.</p> <p>Emerging LP will have a policy to support the provision of infrastructure alongside new development.</p>	E4 is considered to be in general conformity with the CS and NPPF in supporting the provision infrastructure to ensure the provision of super-fast broadband providing it is sensitively located.	The policy is unlikely to result in significant effects given the requirement for sensitive location of such installations.	No significant effects identified.	None.	No negative effect arising from this policy
POLICY E5: WORKING FROM HOME	<p>CS17: Countryside, rural centres and rural villages.</p> <p>NPPF: Supporting high quality communications infrastructure.</p>	E5 is considered to be in general conformity with the CS and NPPF in supporting working from home providing residential amenity is protected and any associated development is subservient and does not detract from the existing building.	The policy is unlikely to result in significant effects given the policy specifies that any development will need to be subservient and in character.	No significant effects identified.	None.	No negative effect arising from this policy

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POLICY CF1: PROTECTION OF COMMUNITY FACILITIES AND AMENITIES	<p>CS12: Delivering Development and Supporting Infrastructure. CS6: Improving town centres and retailing.</p> <p>NPPF: Supporting a prosperous rural economy.</p> <p>Emerging LP will have policy to protect local services and community facilities from unnecessary loss.</p>	CF1 is considered to be in general conformity with the CS and NPPF in aiming to prevent the loss of community facilities and amenities. It sets out the evidence needed to accompany any development proposal involving such a loss.	The policy is unlikely to result in significant effects as scope for redevelopment of such development resulting from this policy is very limited. Applications will also be assessed against other NP policies.	No significant effects identified.	None.	No negative effect arising from this policy
POLICY CF2: PROVISION OF NEW COMMUNITY FACILITIES	<p>Policy CS12: Delivering Development and Supporting Infrastructure. CS6: Improving town centres and retailing. CS17: Countryside, rural centres and rural villages.</p>	CF2 is considered to be in general conformity with the CS and NPPF in supporting the provision of new community facilities providing their development does not impact on residential amenity, is of an appropriate scale, is	The policy is unlikely to result in significant effects as scope for such new facilities is likely to be limited. Any development proposals will also be assessed against other NP policies.	No significant effects identified.	None.	No negative effect arising from this policy

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	<p>NPPF: Supporting a prosperous rural economy.</p> <p>Emerging LP will have policy to encourage provision of new community facilities.</p>	<p>accessible and provides adequate parking.</p>				
POLICY T1: TRAFFIC MANAGEMENT	<p>CS5: Providing sustainable transport. CS12: Delivering development and supporting infrastructure.</p> <p>NPPF: Promoting sustainable transport. Promoting healthy communities.</p> <p>Emerging LP will have as part of its design policy the need to ensure safe, efficient and convenient movement of all</p>	<p>T1 is considered to be in general conformity with the CS and NPPF in seeking to support 'village gateways' to indicate a change in road character.</p>	<p>The policy is unlikely to result in significant effects.</p>	<p>No significant effects identified.</p>	<p>None.</p>	<p>No negative effect arising from this policy</p>

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	highway users (including cyclists and pedestrians).					
POLICY T2: ROAD SAFETY	<p>CS5: Providing sustainable transport.</p> <p>NPPF: Promoting sustainable transport. Promoting healthy communities.</p> <p>Emerging LP will have as part of its design policy the need to ensure safe, efficient and convenient movement of all highway users (including cyclists and pedestrians).</p>	T2 is considered to be in general conformity with the CS and NPPF in seeking to improve safety for pedestrians and road users.	The policy is unlikely to result in significant effects.	No significant effects identified.	None.	No negative effect arising from this policy
POLICY T3: FOOTPATHS & CYCLE PATHS	<p>CS5: Providing sustainable transport.</p> <p>NPPF: Promoting sustainable transport. Promoting healthy communities.</p>	T3 is considered to be in general conformity with the CS and NPPF in supporting existing cycling and pedestrian networks, and the provision of an off-road cycling route to the primary	The policy is unlikely to result in significant effects.	No significant effects identified.	None.	No negative effect arising from this policy

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	Emerging LP will have as part of its design policy the need to ensure safe, efficient and convenient movement of all highway users.	school.				

Conclusion and determination

The table above has demonstrated that in the opinion on the Local Planning Authority the policies of the Great Easton Neighbourhood Plan do not give potential for significant detrimental effects on local historic or environmental sites, Natura 2000 sites, or Habitat Regulations.

It is therefore the determination of the Local Planning Authority that a full Strategic Environmental Assessment is not required for the Great Easton Neighbourhood Plan.