

Date: 17 September 2014  
Our ref: 127352  
Your ref: -



Kaoru Jacques  
Planning Policy Officer  
Bath and North East Somerset Council

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

**BY EMAIL ONLY**

Kaoru\_Jacques@BATHNES.GOV.UK

T 0300 060 3900

Dear Mr Jacques

**B&NES Strategic Environmental Assessment Screening Report Community Infrastructure Levy (CIL) Draft Charging Schedule, and Draft Updated Planning Obligations Supplementary Planning Document**

Thank you for your consultation on the above dated 18 July 2014, which was received by Natural England on 24 July 2014.

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

**Strategic Environmental Assessment Screening Report**

We have considered the screening assessment of the B&NES Community Infrastructure Levy (CIL) Draft Charging Schedule, and the Draft Updated Planning Obligations Supplementary Planning Document.

Based on the information provided we are satisfied the draft CIL Charging Schedule and Planning Obligations SPD are unlikely to give rise to significant environmental effects in themselves and consider the Council's conclusion that a Strategic Environmental Assessment is not required for these documents is reasonable.

**Community Infrastructure Levy (CIL) Draft Charging Schedule**

Natural England agrees the provision of strategic green infrastructure will be necessary to underpin sustainable development and delivery of the Core Strategy; we therefore support its inclusion in the draft Regulation 123 list and welcome the references to delivery of the B&NES Green Infrastructure Strategy and the Green Space strategy.

We note that CIL contributions would exclude provision of on-site green infrastructure requirements, which the Council proposes would be dealt with through individual development requirements including, where appropriate, planning conditions, planning obligations and/or S106 agreements.

**Draft Updated Planning Obligations Supplementary Planning Document**

Natural England generally welcomes the green infrastructure section of the draft Planning Obligations SPD, including the recognition in paragraph 3.4.4 that GI needs to be an integral part of



development proposals.

We would expect more detailed site specific green infrastructure requirements to become apparent as the preparation of the Placemaking Plan progresses, in which case we trust these will be clearly reflected within relevant site allocation policies.

With this in mind we are pleased to note that paragraph 3.10 Other Site Specific Measures, recognises that site specific measures may be necessary and explains that requirements will be assessed on a case by case basis. We also note there is no proposed threshold for obligations and that the determining factor will be whether the development creates an impact that requires mitigation, which appears to be a reasonable approach.

We would be happy to comment further should the need arise but if in the meantime you have any queries please do not hesitate to contact us.

For any queries relating to the specific advice in this letter only please contact Amanda Grundy on 07900 608311. For any new consultations, or to provide further information on this consultation please send your correspondences to [consultations@naturalengland.org.uk](mailto:consultations@naturalengland.org.uk).

We really value your feedback to help us improve the service we offer. We have attached a feedback form to this letter and welcome any comments you might have about our service.

Yours sincerely

Amanda Grundy  
Somerset, Avon & Wiltshire Team