

# Trowse Neighbourhood Plan



**SEA and HRA Screening Assessment  
March 2022**

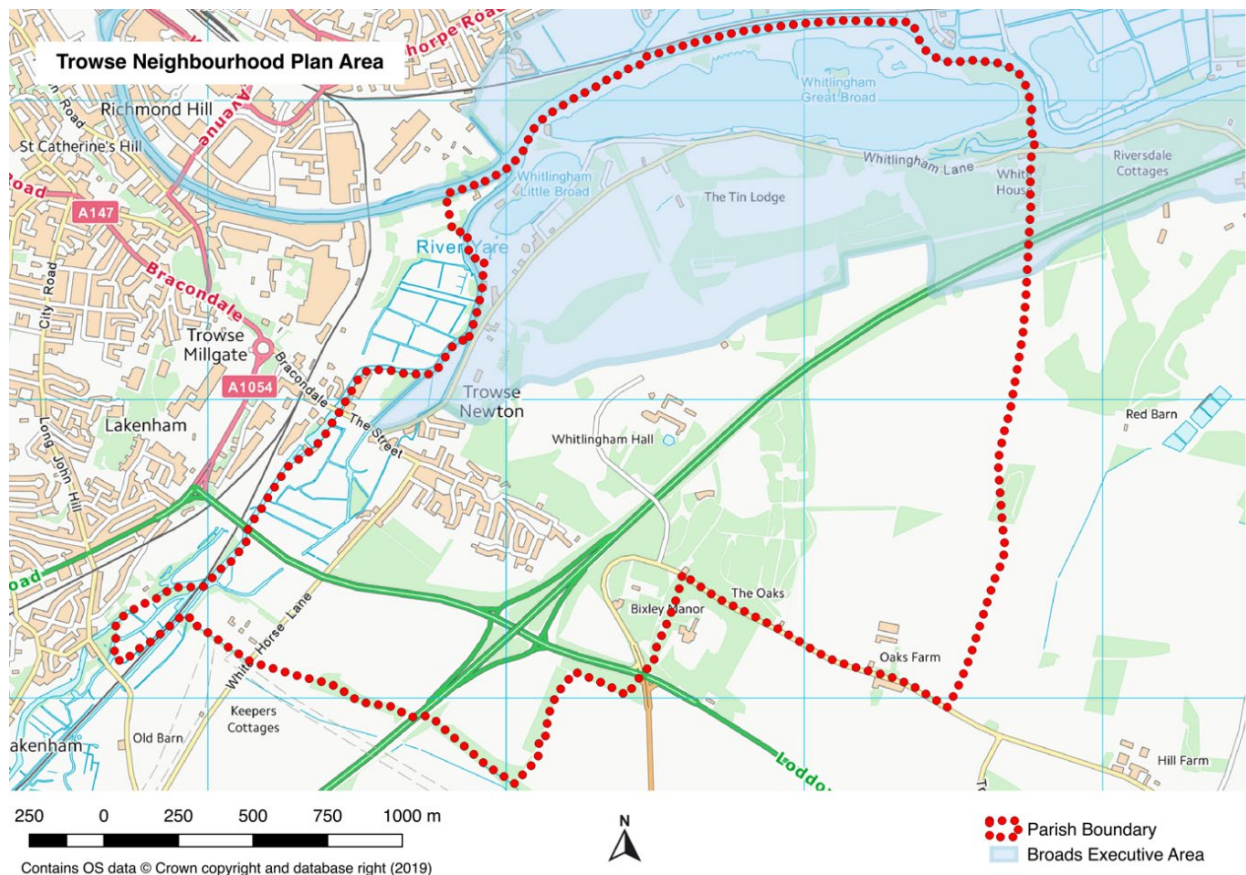
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# 1 INTRODUCTION

1. Trowse Parish Council is preparing a Neighbourhood Plan for Trowse parish, known as TNP throughout this document. The planning period will be 2022 to 2036. The designated area (**See Figure 1**) is located within the South Norfolk District Council and Broads Authority Executive Area. [Collective Community Planning](#) has been appointed by the parish council to consider whether there is a need for a Strategic Environmental Assessment (SEA) to be undertaken on TNP. This is required under European Directive 2001/42/EC (the SEA Directive), transposed into UK law through the SEA Regulations<sup>1</sup>.
2. SEA may be required for a Neighbourhood Plan, if it is likely to have significant environmental effects. A Sustainability Appraisal (SA) is like an SEA but includes assessment of the likely significant effects of a plan or programme on economic and social factors, as well as environmental factors. Planning Practice Guidance (PPG) clarifies that there is no legal requirement for a Neighbourhood Plan to be subject to a SA, but that SA can be used to demonstrate how the plan will contribute to sustainable development.

**Figure 1: Designated Neighbourhood Area**



<sup>1</sup> The Environmental Assessment of Plans and Programmes Regulations 2004 (SI 2004/1633), as amended by the Environmental Assessment and Miscellaneous Planning (Amendment) (EU Exit) Regulations 2018 (SI 2018/1232). It should be noted that the purpose of the amendments to the SEA Regulations is to ensure that the law functions correctly after the UK has left the European Union. No substantive changes are made to the way the SEA regime operates.

## 2 SEA SCREENING

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### 2.1 SCOPE OF THE TROWSE NEIGHBOURHOOD PLAN

3. A draft (Regulation 14) version of TNP is currently being prepared. It is intended that this is subject to public consultation in 2022.
4. TNP includes a vision for the long-term future of Trowse, along with aims to support delivery of this vision. The current draft vision is:

*Trowse is a special place which, over the years, has built on its heritage as a 19th century model village. The distinctive nature and character of our village will be preserved, combining heritage and tradition with modern facilities, in order to meet the various needs of residents and visitors, contribute to a high quality of life, and provide opportunity and choice. This will be achieved in ways that make effective use of natural resources, protect and enhance the environment, promote social inclusion, support local businesses, and ensure good and safe access within the village and to the surrounding area.*

5. The draft plan currently includes eleven specific aims to deliver this vision:
  1. Maintain the strong village identity and its separation from Norwich.
  2. Safeguard the peacefulness, open spaces, views and rural feel of the parish.
  3. Protect and celebrate the rich wildlife and landscape, particularly of the Broads.
  4. Support physically active recreational opportunities around Whitlingham.
  5. Enhance sustainable access within Trowse, into Norwich and to Whitlingham Country Park.
  6. Improve community facilities and services in the village.
  7. Influence a mix of housing that meets local needs.
  8. Ensure the design of future development is forward-looking but with due regard to the existing built environment, especially in the conservation area.
  9. Preserve and where possible enhance the integrity, character, and appearance of the historic environment of the parish.
  10. Reduce the level of traffic and impact it has on the village.
  11. Reduce the impact of flooding and ensure surface water flood risk is not worsened through new development.
6. TNP will have a range of non-strategic planning policies to realise and deliver the above vision and aims. This includes policies:
  - To ensure the housing mix on new development sites meets local need;
  - To achieve high quality design with the input of Trowse design guide, that reinforces and complements local distinctiveness;
  - Ensuring proposals will have due regard to surface water flooding, the incorporation of SuDS and maximising biodiversity opportunities
  - Identifying green corridors in Trowse which will be a focus for protection and biodiversity enhancement;
  - To protect the strategic gap (an area of separation between Trowse village and the built-up area of Norwich), important local views, local green spaces and non-designated heritage assets within the plan area for future enjoyment;
  - To promote improvements to sustainable travel infrastructure, including new and existing walking/cycling routes and public transport facilities that can be a focus for investment;

- To protect existing important community facilities and support further community proposals for the vitality of the parish including sports and leisure facilities
- To tackle the issue of traffic and speed through development proposals and residential parking by setting parking standards.

## 7. The plan does not allocate land for development.

# 3 BASELINE INFORMATION

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8. This section summarises baseline information for the TNP area, drawing on the Evidence Base which will accompany the Neighbourhood Plan.

## 3.1 CONTEXT

9. The parish of Trowse with Newton is situated to the southeast of the City of Norwich, and contains the village of Trowse, as well as outlying parts of the Whitlingham and Bixley areas. The parish has been recorded as 'Trowse with Newton' since at least 1881, although the reference to Newton is unclear. The parish boundaries were reduced in 1935, when 19 acres were transferred to the parish of Thorpe next Norwich, and currently has an area of almost 450 hectares.

Trowse has a good range of social and community facilities and the village has very good accessibility to the Norwich as well as local employment, such as along Europa Way. There are various historic buildings, the most notable being the Grade I Church of St Andrew. The village was developed during the latter part of the nineteenth century where a model village of workers' terraced cottages and associated social and community facilities were provided by the Colman family. The village is still dominated by these terraces, mainly around The Common. The historic core and part of the setting of the village is now a large Conservation Area. The village is set on the lower part of the eastern slope of the Yare valley. Two important spaces exist at Trowse Common which contributes to the setting of the terraces on White Horse Lane, and secondly the area north-west of Whitlingham Lane which lies in the Broads Authority area, separating the village from the commercial uses to the north, and Norwich City itself.

Between the main part of the village and the city boundary is the former May Gurney site which, together with the Deal Ground on the city side of the boundary, has planning permission for major redevelopment for Norwich City to 670 homes and other uses. Further housing development is being delivered on White Horse Lane. To the west the parish is bordered by the River Yare, across which sits the City of Norwich, and the very southern tip of the parish contains the A146/A47 junction. The bypass has diverted traffic away from the village, which despite its proximity to Norwich remains a quiet village complete with Trowse Common, where children from Trowse primary go after school. The parish also contains the large area of Whitlingham Country Park, which contains two broads and is derived largely from the remains of Crown Point Park and the mineral extraction.

## 3.2 BIODIVERSITY, FLORA AND FAUNA

10. There are no national or internationally designated wildlife sites, but Whitlingham Country Park was designated a Local Nature Reserve (LNR) by the Broads Authority in 2009. It encompasses the Great and Little Broads up to the banks of the River Yare, Whitlingham Woods at the eastern end of the Park, the Picnic Meadow to the south of Whitlingham Lane, Trowse Meadow and Trowse Woods. The park has an important role in conservation and biodiversity of the Yare Valley overall, providing connectivity to other

habitats which support Broadland wildlife of varying levels whilst also offering green space to local people, visitors and schools for education and recreation. Certain parts of the park are promoted for use by the public; other more sensitive areas are restricted so that wildlife can remain undisturbed<sup>2</sup>.

11. There are three County Wildlife Sites (CWS) which overlap including Trowse Meadows, Old Wood and Trowse Wood. A small area of the Trowse Meadows CWS is not designated a LNR, which means that although it will be considered in planning terms, it does not have the same level of protection.
12. Parts of the parish contain priority habitat – those which have been identified and reviewed as being the most threatened and requiring conservation action under the UK Biodiversity Action Plan (BAP)<sup>3</sup>. The predominant type of priority habitat in Trowse is deciduous woodland but there is also a strip of coastal and floodplain grazing marsh which runs along Whitlingham Broads. Local authorities have a duty to consider the conservation of these habitats, and development that would adversely affect these would not normally be acceptable.
13. Not all of the above will be protected under national designation, though they can be sensitive to development and should be considered when growth is being planned to avoid negative impacts.

### 3.3 POPULATION

14. The total resident population of Trowse is 862 according to the 2011 Census<sup>4</sup>, almost double what it was in 2001. The parish has a comparatively young age profile compared to other villages in South Norfolk, with the mean age 39. There is a high proportion of people of working age, possibly due to its proximity to Norwich as an employment centre. The average age is the same as it was in 2001.

**Figure 2- Resident Population**

Age	Trowse	South Norfolk	England
0-24	29%	27%	31%
25-64	57%	52%	53%
65-74	7%	11%	9%
75+	8%	10%	8%
Mean age	39	43	39

### 3.4 HUMAN HEALTH

15. Provision of core community services is likely to become an increasing consideration for the neighbourhood plan area as the proportion of all aged residents is growing.

### 3.5 SOIL

16. The parish contains some of the best and most versatile agricultural land in England, as identified by the Agricultural Land Classification Scale. Grade 1 which is the highest quality is in the south-east corner of the parish, off the Kirby Bedon Road, this is where farming is predominant. A large proportion of the

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<sup>2</sup> [www.whitlinghamcharitabletrust.com](http://www.whitlinghamcharitabletrust.com)

<sup>3</sup> [Report on the Species and Habitat Review \(UK BAP\) | JNCC Resource Hub](#)

<sup>4</sup> [www.Nomisweb.co.uk](http://www.Nomisweb.co.uk)

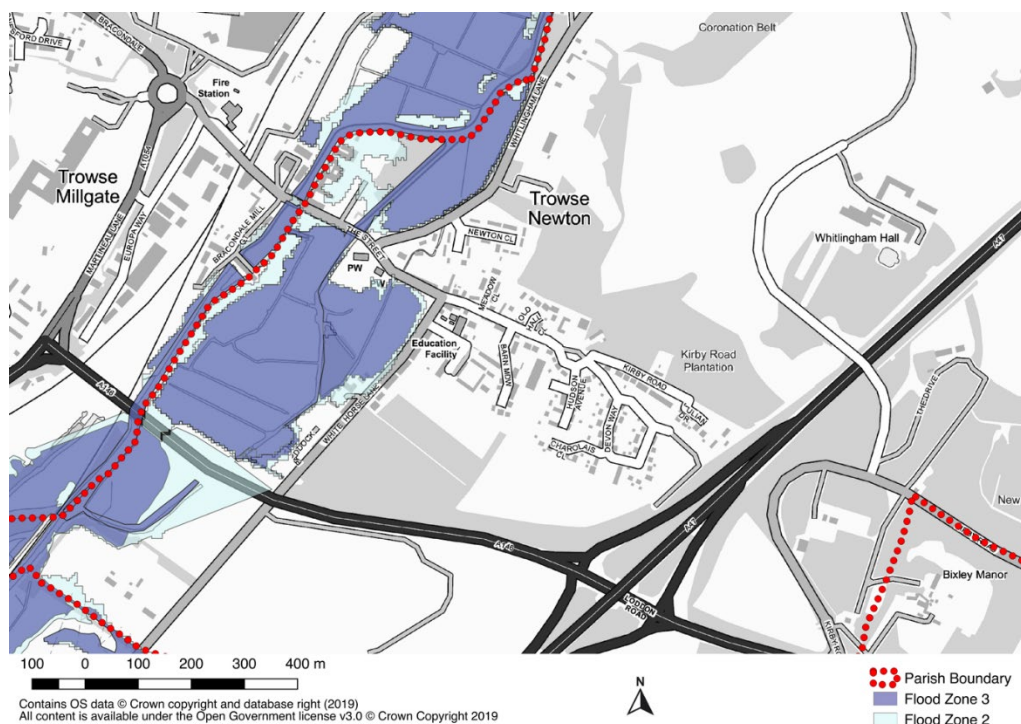


designated area is identified as Grade 2 (and some Grade 3) which indicates good to very good quality agricultural land with minor/moderate limitations that affect the choice of crop and level of yield. This is considered within the best and most versatile land category in the current planning system, with land deemed as the most flexible, productive, and efficient. Much of the rest of the parish is non-agricultural, Grade 3 or 4 and not in active farming use.

### 3.6 WATER

17. The area surrounding the River Yare falls into Flood Zones 2 and 3; this means there is a 1 in 100 or greater annual probability of river flooding (Zone 3) or probability of 1 in 1,000 of flooding (Zone 2). As shown below in the map, the extent of flooding in flood zone 2 and 3 surrounds the built-up area west of Whittingham Lane and south of The Street, according to Environment Agency mapping<sup>5</sup>. These flood zones have been defined following a national modelling project and are regularly updated using recorded flood extents and local modelling. The flood zones are based on the likelihood of an area flooding, with Flood Zone 1 areas least likely to flood and flood zone 3 areas more likely to. The modelling does not account for blocked drains or very heavy rainfall, so sites in a low-risk flood zone may still experience flooding.
18. For surface water flooding the worst affected areas are within the built-up area South of The Street and West of White Horse Lane. This is a problem for some properties and their gardens, particularly those near to the Common. Any new development will be expected to manage its own surface water on site, ideally using Sustainable Drainage Systems (SuDS). There is no mention of concern of Trowse in the Greater Norwich Area Strategic Flood Risk Assessment Level 1 (2017) except that it is an area covered by flood alerts along the River Yare.<sup>6</sup>

**Figure 3- Flood Zones**



<sup>5</sup> <https://flood-warning-information.service.gov.uk/long-term-flood-risk/map>

<sup>6</sup> Greater Norwich Area Strategic Flood Risk Assessment Level 1 (2017). [JBA Consulting Report Template 2015 \(oc2.uk\)](#)

### 3.7 AIR AND CLIMATIC FACTORS

19. As part of the National Air Quality Strategy all local authorities are obliged to establish air quality levels in their area that meet national air quality objectives. If an area does not meet these objectives Air Quality Management Areas (AQMAs) are declared. The Broadland District and South Norfolk District Council Air Quality Annual Status Report (2019) confirms that there are no Air Quality Management Areas in either of the districts or nearby to the TNP area<sup>7</sup>. This would suggest that air quality is generally not of a concern.

### 3.8 MATERIAL ASSETS

20. There is reasonable access to a range of services and facilities as measured by distance, some within walking distance of the built-up residential area. The availability of local facilities, including at Whitlingham Country Park and Trowse Woods, provides good accessibility for people and provides the opportunity for many residents, and visitors, to walk or cycle. Trowse has a reasonable range of facilities which are located near to The Street and White Horse Lane including a primary school, playing field, public houses (Crown Point Tavern and The White Horse), vegan restaurant (River Green), a convenience shop (albeit this is currently closed), manor rooms, café, St Andrews Church and Whitlingham Country Park which offers several activities including camping, boating and more. There are also leisure facilities including the sports hall, bowls club, dance school and Norfolk snow sports club.
21. There is a frequent bus service to Norwich which can be caught opposite County Hall, about a 10-minute walk from Trowse centre, although again crossing the road presents a barrier. A less frequent service goes through the village and so is easier to access near the former village store. A bus service also provides access to Poringland and this can be caught opposite County Hall on Martineau Lane or, less frequently, in the centre of Trowse. High School children attending Framingham Earl can also get a bus. For wider access, Norwich (or Thorpe) train station is only a 20-minute walk or less than 10 minutes by bicycle. Trains to Diss and London are every 30 minutes, whilst there are also services to Cromer/ Sheringham, Great Yarmouth/ Lowestoft, and Cambridge/ Stansted Airport.
22. Within the built-up-area of the parish the roads are subject to 20 or 30mph speeds limits and access to facilities along Whitlingham Lane is good for cyclists and pedestrians with footways for much of the route. Many of the streets are suitable for pedestrians, however, sometimes these are quite narrow such as on Kirby Road, or only on one side of the road such as on White Horse Lane.
23. The Street leading west to Bracondale provides the main road access into the village from the outskirts of Norwich city centre and close to the A146. Although Trowse has some local services as described in the previous section, for higher order services people will need to travel into Norwich or onto the A147 which is less than a mile away west if one followed Bracondale road to County Hall. Strategic traffic will generally be kept to the A146 and A147 outside of the parish area (the A146 runs through the parish but only above it on the flyover). These roads generally keep much of the through traffic out of the village.

### 3.9 CULTURAL HERITAGE

24. Trowse is situated just to the north of Bixley parish, which contains Arminghall Henge, one of the most important prehistoric discoveries in Norfolk and designated a Scheduled Monument. This Neolithic ring ditch has numerous counter-parts in Trowse, including the Trowse Barrow, as well as a Neolithic ring

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<sup>7</sup> [south-norfolk-broadland-joint-air-quality-report-2019 \(southnorfolkandbroadland.gov.uk\)](https://www.southnorfolkandbroadland.gov.uk/south-norfolk-broadland-joint-air-quality-report-2019)



ditch which shows signs of also being a flint working site. Further evidence of prehistoric flint working sites has also been noted in Whitlingham Country Park, as well as under the southern bypass. This later site shows evidence of occupation through the Neolithic, Bronze Age, Iron Age and into the Roman period, including Iron Age enclosures. Many of these are listed on Norfolk Historic Environment Record<sup>8</sup>. The site of the Scheduled Monument is considered on Historic England's Buildings at Risk Register.

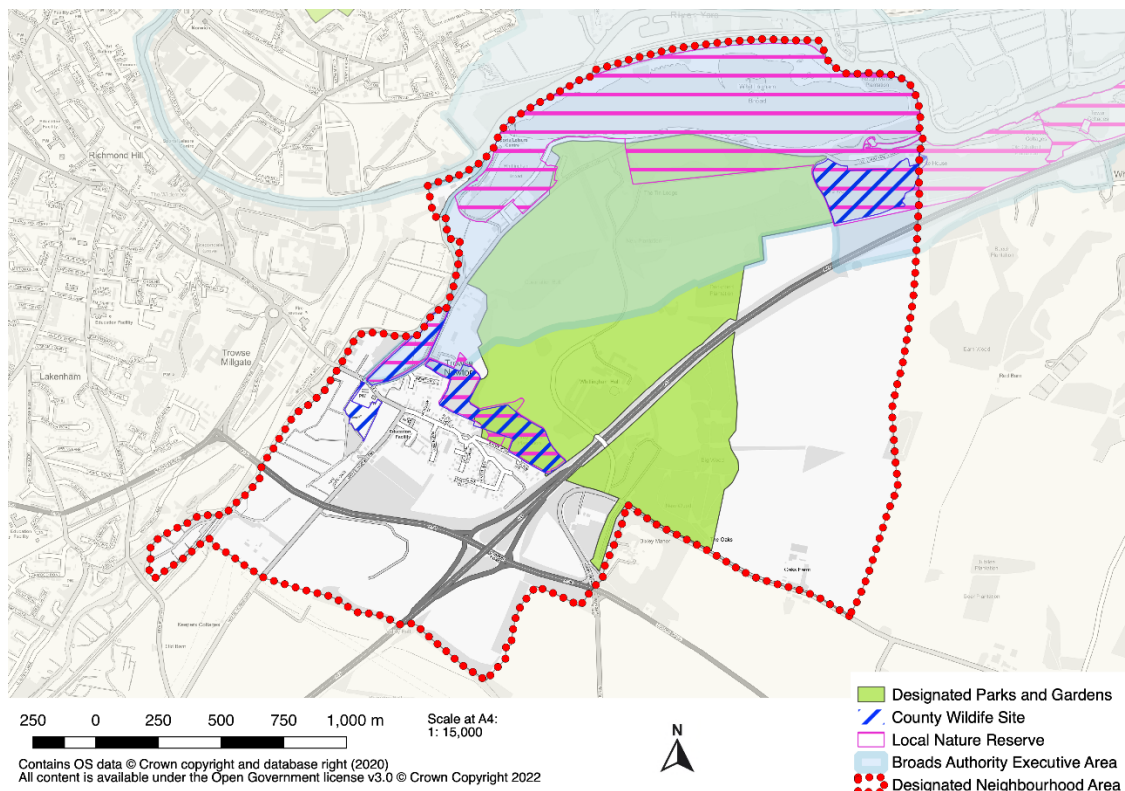
25. There are 10 listed buildings within the parish, including the Church of St Andrew which is Grade I listed indicating that it is of exceptional interest. The Church is the only building to date from the medieval period. This has an important chancel, built between 1282 and 1283 by Master Nicholas. The Ruins of Trowse Newton Hall can still be seen, situated in Whitlingham Country Park. Crown Point Hall, now known as Whitlingham Hospital, is Grade II\* listed which indicates that it is a particularly important building of *more than* special interest. It was originally built as a large Elizabethan-style mansion with ornamental conservatory in 1865. It was purchased by the Colman's in 1872 and stayed within the Colman family until 1955 when the house and its grounds became Whitlingham Hospital. In the 1990s the hospital was closed and in 1999 it was purchased by property developers who converted it into private apartments.
26. Trowse owes its unique character to its development by Colman's in the late nineteenth century as a 'model village' for their employees, with the village close to their factor site at Carrow. The 'model village' comprises of both housing and public buildings, as well as extensive areas set aside for allotment gardens. The historic core and part of the setting of the village is now a large Conservation Area, designated in 1978. Two important spaces exist at Trowse Common which contributes to the setting of the terraces on White Horse Lane, and secondly the area north-west of Whitlingham Lane which lies in the Broads Authority executive area, separating the village from the commercial uses to the north, and Norwich City. The Conservation area contains five listed buildings, all of which pre-date the 'model village'. There are also many buildings, which, though not listed, are of townscape significance.
27. Crown Point Park is designated under Historic England's Register of Parks and Gardens of Special Historic Interest – Grade II<sup>9</sup>. The main purpose of the register is to celebrate designated landscapes of note and encourage appropriate protection. The park was established sometime after 1784 (depicted on Fadon's County Map published in 1797) with the gardens laid out in 1861. The designated site covers an area of some 174ha, bounded to the south-west by Kirby Road, to the north-east and north by Whitlingham Lane, and to the east by farmland. The A47 southern bypass runs south of the mansion, isolating the southern corner of the park. Crown Point sits on high ground, the generally level park falling away to the north and north-east towards the valley of the River Yare (outside the registered boundary).

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<sup>8</sup> Parish Summary on Norfolk Historic Environment Record - [http://www.heritage.norfolk.gov.uk/record-details?TNF1563-Parish-Summary-Trowse-with-Newton-\(Parish-Summary\)](http://www.heritage.norfolk.gov.uk/record-details?TNF1563-Parish-Summary-Trowse-with-Newton-(Parish-Summary))

<sup>9</sup> <https://historicengland.org.uk/listing/the-list/list-entry/1001480>

**Figure 4-Crown Point Park**



## 4. LANDSCAPE

28. The parish falls within two administrative boundaries, South Norfolk District Council, and the Broads Authority. Both have undertaken landscape character assessments to support their local plans. The Broads Authority identifies Whitlingham as its own character area. In South Norfolk Trowse falls within the Yare Valley Urban Fringe<sup>10</sup>.

### Area 10- Yare – Whitlingham Lane and Country Park<sup>11</sup>

Key features identified in the appraisal include:

- Important open space with mix of modern sports facilities within late 18<sup>th</sup> and 19<sup>th</sup> century parkland setting
- Parkland features are still evident throughout
- The ruins of Trowse Newton Hall form a feature in the landscape
- Elements such as the southern bypass, the railway, pylons and tall buildings are visible from within the character area and reduce its sense of tranquillity.
- Edge of the city feel to the area but the presence of large areas of scrub and woodland help to diffuse the effects of the urban environment.

### F1- Yare Valley Urban Fringe<sup>12</sup>

Key features include:

- Presence of attractive flooded gravel workings

<sup>10</sup>10 [June 2012 South Norfolk Local Landscape Designations Review \[PDF\] \(southnorfolkandbroadland.gov.uk\)](#)

<sup>11</sup>11 [LCA Part-3 Areas-9-to-15.pdf \(broads-authority.gov.uk\)](#)

<sup>12</sup>12 [Landscape Assessment vol.2 - NPA Character Areas, Yare Valley Urban Fringe \[PDF\] \(southnorfolkandbroadland.gov.uk\)](#)

- A sense of remoteness and solitude, remarkable given the closeness to a major city
- Green buffer and comprehensible development edge to Norwich
- Presence of recreational landscapes including country parks and walks
- Strongly influenced by modern transportation corridors, in particular the Norwich Southern Bypass
- Strongly influenced by proximity to Norwich

## Legislative Background

29. The European Directive 2001/42/EC<sup>13</sup> is the basis for Strategic Environmental Assessments and Sustainability Appraisal legislation, which was transposed into English secondary legislation by the Environmental Assessment of Plans and Programmes Regulations 2004 otherwise known as the SEA Regulations. A SEA would be required if the implementation of the contents of the Trowse Neighbourhood Plan are likely to cause significant environmental effects.
30. The assessment undertaken will follow and answer specific questions using criteria drawn from the European SEA Directive and Schedule 1 of the UK Environmental Assessment of Plans and Programmes Regulations 2004 when determining the likely significance of effects as shown in **Figure 5**<sup>14</sup>.
31. **Figure 6** presents the flow diagram entitled Application of the SEA Directive to plans and programmes which is taken from the Practical Guide to the Strategic Environmental Assessment Directive, published in September 2005<sup>15</sup>. **Figure 7** below assesses whether TNP will require a full SEA. The questions in the first column are drawn from Figure 2 which sets out how the SEA Directive should be applied.
32. An assessment has been undertaken to determine whether the draft TNP requires SEA in accordance with the SEA Regulations. Where the results can be viewed below.

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<sup>13</sup> [EUR-Lex - 32001L0042 - EN - EUR-Lex \(europa.eu\)](#)

<sup>14</sup> [The Environmental Assessment of Plans and Programmes Regulations 2004 \(legislation.gov.uk\)](#)

<sup>15</sup> [https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment\\_data/file/7657/practicalguidesea.pdf](https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/7657/practicalguidesea.pdf)

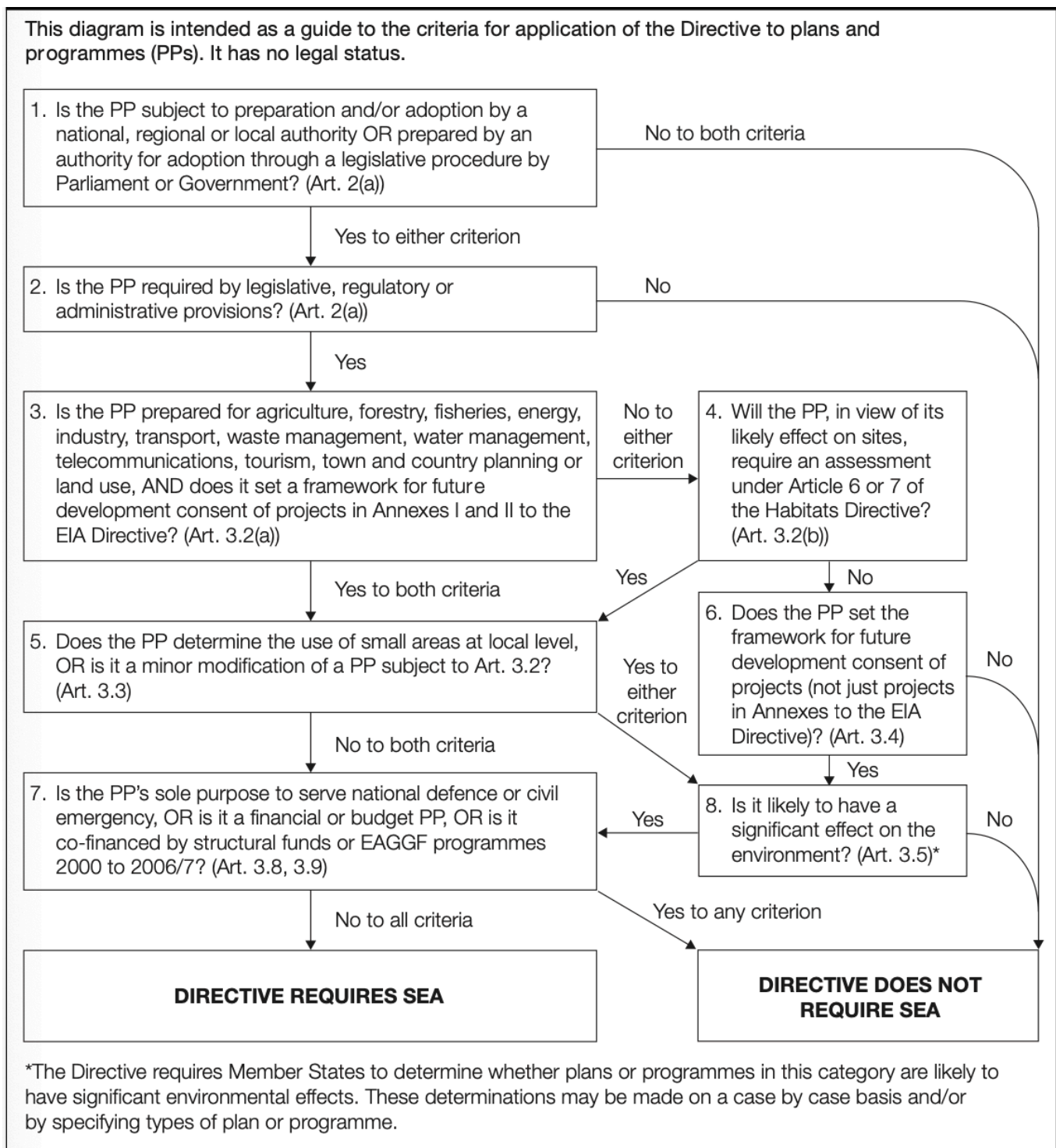
**Figure 5-Schedule 1 Criteria for determining the likely significance of effects**

**SCHEDULE 1- CRITERIA FOR DETERMINING THE LIKELY SIGNIFICANCE OF EFFECTS ON THE ENVIRONMENT**

1. The characteristics of plans and programmes, having regard, in particular, to:
  - a) the degree to which the plan or programme sets a framework for projects and other activities, either with regard to the location, nature, size and operating conditions or by allocating resources;
  - b) the degree to which the plan or programme influences other plans and programmes including those in a hierarchy;
  - c) the relevance of the plan or programme for the integration of environmental considerations in particular with a view to promoting sustainable development;
  - d) environmental problems relevant to the plan or programme; and
  - e) the relevance of the plan or programme for the implementation of [F1retained EU law] on the environment (for example, 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:
  - a) the probability, duration, frequency and reversibility of the effects;
  - b) the cumulative nature of the effects;
  - c) the transboundary nature of the effects;
  - d) the risks to human health or the environment (for example, due to accidents);
  - e) the magnitude and spatial extent of the effects (geographical area and size of the population likely to be affected);
  - f) the value and vulnerability of the area likely to be affected due to—
    - (i) special natural characteristics or cultural heritage;
    - (ii) exceeded environmental quality standards or limit values; or
    - (iii) intensive land-use; and
  - g) the effects on areas or landscapes which have a recognised national, Community or international protection status.



**Figure 6-Application of the SEA Directive to plans and programmes**



**Figure 7-Application of SEA Directive to TNP**

*\*PP in this instance refers to Neighbourhood Plan*

	Stage	Y/N	Justification
1	Is the Neighbourhood Plan (PP) 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	<p>The NP is being prepared by the parish council (as the “relevant qualifying body”) and will be made by South Norfolk District Council and the Broads Authority. The local authorities which fall within the designated area subject to Trowse passing an independent examination and local community referendum.</p> <p>The preparation of the Trowse Neighbourhood Plan is allowed under primary legislation: The Town and Country Planning Act (1990) as amended by the Localism Act (2011).</p> <p>The preparation of NP’s are subject to several relevant regulations as shown below (not intend to be a complete list):</p> <ul style="list-style-type: none"> <li>• The Neighbourhood Planning (General) Regulations 2012,</li> <li>• the Neighbourhood Planning (referendums) Regulations 2012</li> <li>• the Neighbourhood Planning (General)(Amendment) Regulations 2015</li> <li>• the Neighbourhood Planning (General)and Development Management Procedure (Amendment) Regulations 2016</li> <li>• the Neighbourhood Planning (General)and Development Management Procedure (Amendment) Regulations 2017</li> </ul> <p><b>GO TO STAGE 2</b></p>
2	Is the Neighbourhood Plan (PP) required by legislative, regulatory or administrative provisions? (Art. 2(a))	Y	<p>Whilst it is not a requirement for a parish to create a Neighbourhood Plan under the Town and Country Planning Act (1990) and Localism Act (2011), the NP will eventually be “made” and form part of the Development Plan for the District Council of South Norfolk and the Broads Authority. These authorities are directed by legislative processes, and it is important that the screening process considers whether it is likely to have significant environmental effects and hence whether an SEA is required under the Directive.</p> <p><b>GO TO STAGE 3</b></p>

	Stage	Y/N	Justification
3	Is the Neighbourhood Plan (PP) 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 to the EIA Directive? (Art. 3.2(a))	Y/N	<p>Developments that fall within Annex I are 'excluded' development for Neighbourhood Plans (as set out in Section 61(k) of the Town and Country Planning Act 1990 (as subsequently amended)<sup>16</sup> and the Localism Act 2011 Schedule 9 Part 2 Para 7 Section 38 B (1)(b),(6)<sup>17</sup>.</p> <p>A Neighbourhood Plan is prepared for Town and Country Planning and Land use. The Trowse neighbourhood plan can include at a neighbourhood level, through different policy areas, the framework for development that would fall within Annex II of the EIA Directive. This neighbourhood plan has not set out a framework to manage for future development of the scale and nature envisaged by Annex II of the EIA Directive.</p> <p>The Neighbourhood Plan is being prepared to set out a framework for town and country planning and land use within the Parish of Trowse. Its intention is to complement the higher order strategic framework that already exists for land use planning across the Borough of South Norfolk and the Broads. The Neighbourhood Plan seeks to align and be in general conformity with the strategic framework.</p> <p>The Neighbourhood Plan is not allocating any development itself but anticipates being one of the key tools to manage future development of Trowse.</p> <p><b>GO TO STAGE 4</b></p>
4	Will the Neighbourhood Plan (PP), in view of its likely effect on sites, require an assessment under Article 6 or 7 of the Habitats Directive? (Art. 3.3)	N	<p>A Neighbourhood Plan could potentially have impacts on sites covered by the Habitats Directive. The Neighbourhood Plan is not proposing to make site allocations for residential housing or business purposes. <b>Please see chapter 5 of this report for further detail.</b></p> <p><b>GO TO STAGE 6.</b></p>

<sup>16</sup> [Town and Country Planning Act 1990 \(legislation.gov.uk\)](https://www.legislation.gov.uk/ukpga/1990/61/section/61/k)

<sup>17</sup> [Localism Act 2011 \(legislation.gov.uk\)](https://www.legislation.gov.uk/ukpga/2011/22/schedule/9/part/2/paragraph/7)

	Stage	Y/N	Justification
5	Does the Neighbourhood Plan (PP) 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	A Neighbourhood Plan can determine the use of small areas at a local level. The Trowse Neighbourhood Plan does not allocate any sites for development. However, proposes to include a variety of policies to create sustainable development through location, design and environmental protections such as designating Local Green Spaces, Important Local Views and Green Corridors.
6	Does the Neighbourhood Plan (PP) set the framework for future development consent of projects (not just projects in Annexes to the EIA Directive)? (Art. 3.4)	Y	Once a Neighbourhood Plan is adopted this forms part of the statutory Development Plan for South Norfolk District Council and the Broads Authority in the determination of planning applications. The intention is that the Neighbourhood Plan will provide a land use policy framework for future development at a local level.
7	Is the Neighbourhood Plan (PP)'s sole purpose to serve 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)		<b>Does not apply to a Neighbourhood Plan. SKIPPED AS PER FIGURE 6</b>
8	Is it likely to have a significant effect on the environment? (Art. 3.5)	N	<b>SEE FIGURE 6 – PLAN DOES NOT REQUIRE SEA</b>

33. Schedule 1 of the SEA Regulations sets out the criteria for determining the likely significance of effects. These are listed in **Figure 8** below along with comments on the extent to which the TNP meets these criteria.

Figure 8-Likely Significant Effects

SEA Directive Criteria (Annex II)	Comments	Likely Significant Effect? Y/N
<b>1. Characteristics of the plan and programmes, having regard in particular, to:</b>		
a) The degree to which the plan or programme sets a framework for projects and other activities, either with regard to the location, nature, size and operating conditions or by allocating resources	<p>Once made, TNP will become part of the statutory development plan and will guide the delivery of development within the designated plan area.</p> <p>The parish of Trowse falls within the district of South Norfolk and Broads Authority Executive Area. The strategic context for planning is defined through the Joint Core Strategy (JCS) for Broadland, Norwich, and South Norfolk (2014), the South Norfolk Local Plan (2015) and the Local Plan for the Broads adopted in May (2019). However, in late 2022 it is expected that the emerging Greater Norwich Local Plan (GNLP) will be adopted. When adopted, the GNLP will supersede the current JCS.</p> <p>In the JCS, Trowse is an urban fringe settlement of Norwich<sup>18</sup> urban area meaning land will be allocated where appropriate to contribute to smaller site allowance.<sup>19</sup> In the South Norfolk Local Plan (2015) Policy TROW 1: Land on White Horse Lane and to the rear of Charolais Close &amp; Devon Way allocated land for approx. 15-160 dwellings and a new primary school, which has been substantially delivered. In the emerging GNLP, no new housing allocations are being proposed in Trowse village over and above the existing commitments off White Horse Lane. Part of Trowse, however, including the former May Gurney site, will be covered by the East Norwich Strategic Regeneration Area. The Local Plan for the Broads does not allocate any housing growth within Trowse.</p> <p><b>The local authority has indicated that Trowse can allocate in addition to this, but they have chosen not to. In terms of the degree to which TNP sets a framework, it does not allocate land for development.</b></p>	<b>N</b>
b) The degree to which the plan or programme influences other plans and programmes including those in a hierarchy	The Trowse Neighbourhood Plan will be adopted alongside the higher order adopted Local Plans and National Planning Policy Framework and form part of the District Council's and Broads Authority Development Plans. The Neighbourhood Plan must be in general conformity to the strategic	<b>N</b>

<sup>18</sup> Joint Core Strategy for Broadland, Norwich and South Norfolk (2011) [Layout 1 \(southnorfolkandbroadland.gov.uk\)](https://www.southnorfolkandbroadland.gov.uk/layout/1)

<sup>19</sup> South Norfolk District Council. Site Specific Allocations and Policies Document Section 2-3 Norwich Fringe Main Towns. (2015). [Appendix B2 - South Norfolk Site Specific Allocations and Policies Document \(Section 2-3\) \[PDF\] \(southnorfolkandbroadland.gov.uk\)](#)



SEA Directive Criteria (Annex II)	Comments	Likely Significant Effect? Y/N
	<p>framework and will expand upon some of the Local Plan policies, providing supplementary information on a local scale.</p> <p>It does not have influence over other plans. However, once made TNP will form part of the statutory development plans for Trowse and will be used in conjunction with the current development plans to determine planning applications.</p>	
c) The relevance of the plan or programme for the integration of environmental considerations in particular with a view to promoting sustainable development	One of the Basic Conditions which TNP must meet is to contribute towards sustainable development. Several policies within the plan will focus on environmental protection, including identification of green corridors, designation of Local Green Spaces, protection of important public views and heritage assets. These aim to ensure effects on the environment are minimised within the plan area and promote positive action. Given the non-strategic nature of the TNP this does not have the potential to restrict the delivery of other plans or programmes.	<b>N</b>
d) Environmental problems relevant to the plan or programme	<p>Baseline information relating to TNP was described earlier in this Screening Document. <b>There are no international or national designated wildlife sites within the designated area.</b> However, Whitlingham Country Park was designated a Local Nature Reserve (LNR) and there are three county wildlife sites in the area.</p> <p>The plan seeks to provide protection and achieve improvement by strengthening ecological connectivity to these areas and beyond in the parish through the establishment of green corridors and designating important views/Local Green Spaces. The green corridors policy (Policy 3) will be the focus of conservation and biodiversity improvement.</p> <p><b>The plan itself will not specifically allocate land for development and will not exacerbate any significant known environmental problems.</b></p>	<b>N</b>
e) The relevance of the plan or programme for the implementation of community legislation on the environment (eg plans and programmes linked	The implementation of community legislation is unlikely to be significantly compromised by the Neighbourhood Plan.	<b>N</b>

SEA Directive Criteria (Annex II)	Comments	Likely Significant Effect? Y/N
to waste management or water protection)		
<b>2. Characteristics of the effects and of the area likely to be affected, having regard, in particular, to</b>		
a) The probability, duration, frequency and reversibility of the effects	TNP does not contain any site-specific development proposals that will result in complex, widespread, long lasting or serious environmental effects.	<b>N</b>
b) The cumulative nature of the effects	As it will not allocate land for development TNP will not lead to any cumulative effects in combination with existing or emerging plans.	<b>N</b>
c) Transboundary nature of effects	The emerging TNP area provide supplementary policy areas on a local scale. The impacts for transboundary effects beyond the parish are unlikely to be significant.	<b>N</b>
d) The risks to human health or the environment (for example, due to accidents)	TNP is unlikely to produce any significant effects to human health or the environment.	<b>N</b>
e) The magnitude and spatial extent of the effects (geographical area and size of the population likely to be affected)	The TNP area has a total population of around 862 (Census, 2011). This sits within the context of a total population in South Norfolk of 124,012 (Census 2011 <sup>20</sup> ). TNP remains a non-strategic plan and the principle of development that will take place has already been established within the South Norfolk and Broads Authority Local Plans.	<b>N</b>
f) The value and vulnerability of the area likely to be affected due to – <ul style="list-style-type: none"> <li>i. Special natural characteristics or cultural heritage;</li> <li>ii. Exceeded environmental quality standards or limit values; or</li> <li>iii. Intensive land-use</li> </ul>	<p>i) Part of the neighbourhood area falls within the Broads, which has equivalent status of a national park. There are also non-designated wildlife sites and priority habitat within the plan area. As the plan does not allocate land for development it is not anticipated to have likely significant effects on the natural characteristics of the area. In addition, TNP has put forward environmental policies including green corridors to recognise and protect wildlife areas.</p> <p>The area has a range of historic features, including 10 Listed Buildings, one of which is Grade I- Church of St Andrew There is a Conservation Area in the village</p>	<b>N</b>

<sup>20</sup> [Data Viewer - Nomis - Official Labour Market Statistics \(nomisweb.co.uk\)](https://www.nomisweb.co.uk/)

SEA Directive Criteria (Annex II)	Comments	Likely Significant Effect? Y/N
	<p>center, centering on 'The Street'<sup>21</sup>. The also plan intends to identify and protect non-designated heritage assets through Policy 13, including buildings and structures of local significance. It is not anticipated to have likely significant effects on heritage.</p> <p>ii) TNP is unlikely to result in exceedance of environmental quality standards, such as those relating to air, water, and soil quality.</p> <p>iii) TNP is unlikely to bring forward development of an extent that would result in a significant intensification of Local land Use</p> <p><b>The emerging TNP does not include site allocations and therefore is not anticipated to have likely significant effects on the parish.</b></p>	
g) The effects on areas of landscapes which have a recognised national, Community or international protection status	<p>Part of the neighbourhood area falls within the Broads, which has equivalent status of a national park. For community protection status the landscape character assessments for both South Norfolk and The Broads identifies Whitlingham Lane/Country Park and Yare Valley Urban Fringe to be important for their contribution to being a green buffer to the edge of Norwich providing remoteness, open space, and recreational opportunities away from the urban environment. Whitlingham Country Park being a Local Nature Reserve provides breathing space around the urban area and open countryside.</p> <p>TNP is not anticipated to have likely significant effects on these areas given the plan will not allocate land for development and it contains various protective policies, including green corridors. This emerging policy aims to ensure the special importance of the area for wildlife will be safeguarded, and habitats enhanced through positive action as part of the development process. This includes for example demonstrating at least a 10% biodiversity net gain and recognizing the identified corridors.</p> <p>The environmental effects on areas of biodiversity designations have also been considered through the Local Plan.</p>	<b>N</b>

<sup>21</sup> [Trowse with Newton Conservation Area Character Appraisal \[PDF\] \(southnorfolkandbroadland.gov.uk\)](#)

## 4 SEA SCREENING CONCLUSION

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34. A Screening Assessment has been undertaken by applying the criteria from the SEA Directive and Schedule 1 of the SEA Regulations to determine whether or not the TNP is likely to have significant environmental effects when assessed against the topics listed in the SEA Regulations.
35. TNP will set out a vision and non-strategic planning policies to shape development in Trowse up to 2036. The plan will not allocate sites for development, but intends to contain policies that protect locally important assets (green spaces, heritage, important views) and promotes environmental improvement along identified green corridors. Such mitigating policies will compliment those set out in the local plans. The assessment concludes that this will not result in likely significant effects on the environment.
36. **On this basis, it is considered that TNP does not have the potential to have significant environmental impacts, and SEA is not required.**

## 5 HRA SCREENING ASSESSMENT

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37. It is required by Article 6 (3) of the EU Habitats Directive and by regulation 61 of the Conservation of Habitats and Species Regulations 2010 (as amended 2017) that an appropriate assessment is carried out with regard to the Conservation Objectives of the European Sites and with reference to other plans and projects to identify if any significant effect is likely for any European Site.
38. To fulfil the legal requirements if likely significant effects will occur with the implementation of a neighbourhood plan upon the European Sites (Natura 2000 sites) a screening assessment has been undertaken.
39. An assessment has been undertaken to determine whether the draft TNP requires an SEA or HRA in accordance with the above regulations.
40. **There are no national or internationally designated European wildlife sites in the TNP area.**
41. This screening assessment has also considered the impact on European Sites within 20km of the plan area, as an in-combination assessment area. These include:

**Figure 9-European Wildlife Sites within 20km**

Special Areas of Conservation	Special Protection Areas	Ramsar Sites
The Broads	Broadland	Broadland
River Wensum	Breydon Water	Breydon Water
Norfolk Valley Fens		

42. Each European site has a set of interest features which are the ecological features for which the site is designated or classified, and the features for which Member States should ensure the site is maintained or where necessary restored. Each site also has a set of conservation objectives.

43. European sites are at risk if there are possible means by which any aspect of a plan can, when being taken forward for implementation, pose a potential threat to the wildlife interest of the sites. This is often referred to as the 'impact pathway'.

44. Potential impact pathways considered for this assessment include:

- Increased recreational pressure
- Air quality impacts
- Water issues
- Urban effects

45. TNP does not allocate land for development and therefore will not directly result in an increase in the number of new dwellings within the vicinity of European Sites. An assessment of potential impacts of draft policy contained within TNP is provided in **Figure 10**.

**Figure 10- HRA Screening Assessment**

Policy	Description	Likely Significant Effects	Potential Risks	Recommendation at Screening Stage
Policy 1: Housing Type and Mix	Requirements that ensure future housing development meets the needs of local people.	No LSE – does not promote development but relates to qualitative criteria for development	N/A	None
Policy 2: Design	Requiring high quality design that accords with the Trowse Design Guide	No LSE – policy is qualitative and does not promote development	N/A	None
Policy 3: Biodiversity and Green Corridors	Requirement to deliver at least a 10% net gain in ecological value and conservation of existing natural features.	No LSE – policy to safeguard biodiversity, wildlife and enhance green infrastructure	N/A	None
Policy 4: Local Green Space	Protection of green spaces of local importance from future development.	No LSE – supports retention of green open spaces, conserving the natural environment	N/A	None
Policy 5: Strategic Gap	Provides an area of separation between Trowse and the built-up area of Norwich. This is to protect the visual separation and open character of this area.	No LSE- supports retention of open separation between Trowse and the built up area of Norwich to the West.	N/A	None
Policy 6: Protection of important local views	To conserve the current landscape setting through the protection of important local views	No LSE – mitigation policy for growth.	N/A	None
Policy 7: Surface Water Management	Protective policy requiring appropriate flood risk assessment	No LSE – protective policy	N/A	None



Policy	Description	Likely Significant Effects	Potential Risks	Recommendation at Screening Stage
Policy 8: Community Facilities	Policy supports the protection of existing facilities and supports in principle proposals that provide facilities including a community centre or meeting space.	No LSE – does not allocate any commercial development	N/A	None
Policy 9: Sport and Leisure Facilities	Policy supports delivery of leisure facilities along Whitlingham Lane.	No LSE – the policy does not allocate land for development seeks to ensure the needs of residents are met if proposals come forward	N/A	None
Policy 10: Sustainable Transport	Policy promoting sustainable transport as part of new development and enhancing existing facilities	No LSE – does not promote development, encourages the improvement of walking, cycling and use of public transport in local environment	N/A	None
Policy 11: Traffic and Speed	Policy seeking for new development to take reasonable opportunities to comply with the village speed limit to encourage reduced speeds.	No LSE- does not promote development but encourages new development to take appropriate action to reinforce safe speed limits	N/A	None
Policy 12: Residential Parking Standards	Policy setting requirements for parking for new residential development	No LSE – does not promote development	N/A	None
Policy 13: Non-Designated Heritage Assets	Development to conserve the historic character, appearance and setting of designated and non-designated heritage assets.	No LSE – mitigation policy for growth that seeks to protect heritage assets	N/A	None

## 6 HRA SCREENING CONCLUSION

46. The HRA Screening Assessment concludes that no significant effects are likely to occur with regards to the integrity of European Wildlife Sites, either those within the TNP area or within 20km. As such a full HRA and Appropriate Assessment is not required at this point and is **screened out**.

## 7 APPENDIX- STATUTORY BODY RESPONSES

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### Natural England

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**From:** Oliver, Louise  
**Sent:** 18 May 2022 12:35  
**To:** Victoria West  
**Subject:** Our ref: 387937 Trowse Neighbourhood Plan HRA and SEA Screening

Dear Vicky

Thank you for consulting Natural England. Please accept my apologies for the delay in responding.

Based on the document provided, it is Natural England's understanding that there are no housing allocations included within Trowse Neighbourhood Plan and that it is in general conformity with The Broads Authority's Local Plan and the Greater Norwich emerging Local Plan. On this basis we agree with the conclusions of the HRA and SEA.

Regards  
Louise Oliver

Louise Oliver  
Lead Adviser – Norfolk & Suffolk Team  
Natural England  
Dragonfly House  
2 Guilders Way  
Norfolk NR1 3UB

[www.gov.uk/natural-england](http://www.gov.uk/natural-england)

*I am currently working M-F, 9 am – 2 pm*

*Please send any consultations to [consultations@naturalengland.org.uk](mailto:consultations@naturalengland.org.uk)*

During the current coronavirus situation, Natural England staff are working remotely and from some offices to provide our services and support our customers and stakeholders. Although some offices and our Mail Hub are now open, please continue to send any documents by email or contact us by phone to let us know how we can help you. See the latest news on the coronavirus at <http://www.gov.uk/coronavirus> and Natural England's regularly updated operational update at <https://www.gov.uk/government/news/operational-update-covid-19>.

**Wash hands. Cover face. Make space. Fresh Air.**

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**From:** James, Edward  
**Sent:** 06 May 2022 14:37  
**To:** Victoria West  
**Subject:** RE: Trowse Neighbourhood Plan HRA and SEA Screening

Dear Vicky,

Thank you for inviting Historic England to comment on this consultation. As the Government's adviser on the historic environment Historic England is keen to ensure that the protection of the historic environment is fully taken into account at all stages and levels of the local planning process. Therefore we welcome this opportunity to review the Screening Report for this plan. For the purposes of this consultation, Historic England will confine its advice to the question, "Is it (the Trowse Neighbourhood Plan) likely to have a significant effect on the historic environment?". Our comments are based on the information supplied with the Screening Opinion.

The Screening Report indicates that the Council considers that the plan will not have any significant effects on the historic environment. We note that the plan does not propose to allocate any sites for development.

On the basis of the information supplied, and in the context of the criteria set out in Schedule 1 of the Environmental Assessment Regulations [Annex II of 'SEA' Directive], Historic England concurs with the Council that the preparation of a Strategic Environmental Assessment is not required.

The views of the other two statutory consultation bodies should be taken into account before the overall decision on the need for an SEA is made.

I should be pleased if you can send a copy of the determination as required by REG 11 of the Environmental Assessment of Plans and Programmes Regulations 2004.

We should like to stress that this opinion is based on the information provided by you with your correspondence. To avoid any doubt, this does not reflect our obligation to provide further advice on later stages of the SEA process and, potentially, object to specific proposals which may subsequently arise (either as a result of this consultation or in later versions of the plan) where we consider that, despite the SEA, these would have an adverse effect upon the environment.

Historic England strongly advises that the conservation and archaeological staff of the relevant local authorities are closely involved throughout the preparation of the plan and its assessment. They are best placed to advise on; local historic environment issues and priorities, including access to data held in the Historic Environment Record (HER), how the allocation, policy or proposal can be tailored to minimise potential adverse impacts on the historic environment; the nature and design of any required mitigation measures; and opportunities for securing wider benefits for the future conservation and management of heritage assets.

Please do contact me, either via email or the number below, if you have any queries.

Kind regards,

Edward

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Edward James  
Historic Places Adviser - East of England  
Historic England