

From: Mike Allgrove mallgrove@chichester.gov.uk

Subject: RE: Boxgrove Neighbourhood Plan

Date: 26 August 2016 at 17:04

To: David Leah Leahdr@btopenworld.com

Cc: Valerie Dobson vdobson@chichester.gov.uk, Maureen Chaffe processmatters2@gmail.com, Henry Potter thehenryford@icloud.com

MA

David,

In response to your email below I think I need to reiterate the advice we gave at our last meeting. The reason that we are advising that an SEA is needed is that following consultation with Historic England, the District Council's Conservation and Design Officer and the SDNPA, the Local Planning Authority (acting under delegated authority) has concluded that there is likely to be a significant adverse impact on the historic environment. This means that an SEA is required and failure to carry it out would render the plan potentially liable to a successful legal challenge.

You could change the plan to remove the housing allocation and this would then mean that SEA would no longer be needed, although my understanding is that this would negate what you are trying to achieve with the neighbourhood plan. I don't think it would be possible to provide further information within your assessment that would mean SEA is no longer needed.

The next stage of carrying out an SEA would be to consult with the statutory bodies on the scope of the SEA (i.e. the scoping opinion). I don't know who would be carrying out the SEA so it is not possible to comment on whether that person is appropriately qualified. However, it should be remembered that the SEA will potentially be open to challenge either as part of the examination process or in the courts through a judicial review. It is therefore imperative that it is carried out robustly and with an open mind as to the outcome. If we are to consider whether CDC will fund the SEA I think we will want to understand more about the proposed allocation including whether it is viable (i.e. would it fund the road improvements), whether there is land owner support for the allocation, whether there is community support for the allocation and whether there would be an objection from the SDNPA.

I look forward to meeting you again next week when we can run through these issues in more detail.

Regards,

Mike

Mike Allgrove

Planning Policy Conservation and Design Service Manager

Planning Policy

Chichester District Council

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From: David Leah [<mailto:Leahdr@btopenworld.com>]

Sent: 18 August 2016 08:55

To: Mike Allgrove

Cc: Valerie Dobson; Maureen Chaffe; Henry Potter

Subject: Boxgrove Neighbourhood Plan

As stated previously we need to move forward without any further delays.

In my opinion, there can only be 3 reasons why you and your colleagues are insistent on an SEA.

- 1 That our assessment does not address the issues. If so, tell us explicitly what these are and we will address them in the assessment or change the plan.
- 2 That our document does not comply with the format you require. If so, let us know explicitly and we will change it.
- 3 That you feel we are not qualified to carry this out. If so, be explicit, let us know why and confirm that CDC will fund the SEA.

This matter has been dragging on for 6 months and needs resolving **today**. I will call you later this morning.

Many thanks

David Leah
07738177083

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