

Essential Reference Paper 'B'

Summary of Consultation Responses on East Herts Council Validation Requirements for Planning and Listed Building Consent Applications

Respondent	Consultation Response	Changes Suggested
Environment Agency	<p><u>Biodiversity Questionnaire</u> The list should refer to proposals which include development within eight metres of a watercourse.</p> <p>The Biodiversity Questionnaire should be amended to include the requirement for a Water Framework Directive Assessment.</p> <p><u>Flood Risk Assessment</u> The need for a Sequential Test should be identified.</p> <p><u>Land Contamination Assessment</u> A Land Contamination Assessment should also be required where there is potential for contamination to exist, not just where contamination is known. The assessment must consider risks from contamination on site including historic, current and proposed uses.</p> <p>An application will be required to be made to the SuDS Approval Body (SAB) as part of a planning application. How will this form part of the validation checklist?</p>	<p>Agreed and included</p> <p>No changes are proposed to the Biodiversity Questionnaire as part of the changes to validation requirements. The Questionnaire will be reviewed separately and the Environment Agency's comments will be considered as part of the review of that document.</p> <p>Agreed and included</p> <p>Agreed and included</p> <p>The SAB has not yet been set up and therefore no changes are required to the validation checklist at this time.</p>

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Respondent	Consultation Response	Changes Suggested
Hertford Town Council	<p>Submitted plans should make reference to gradients affecting the appreciation of the context of the development site.</p> <p>Applicants should identify all other buildings or structures that will be impacted by the proposed development.</p>	<p>Agreed and included</p> <p>It is a national requirement that site/block plans show all the buildings on land adjoining the application site. This is therefore already included in the validation requirements.</p>
Hertfordshire Biological Records Centre	<p><u>Biodiversity Questionnaire</u></p> <p>The Policy Driver section makes reference to Circular 06/2005 which may be replaced in the future. The relationship between planning policy and wildlife protection legislation and policy is especially dynamic (e.g. from several recent Supreme Court judgements) and complex. It may therefore be worth making the case for some small changes if and when there are significant changes to policy.</p> <p>Herts Biological Record Centre will shortly be renamed as Herts County Council Ecology.</p>	<p>The Government have identified this Circular as a priority for review. However, until such a review has taken place, the Circular remains the relevant and most up to date Government guidance on these matters, and reference to it in the validation requirements should remain.</p> <p>Included</p>

