



PLANNING POLICY AND LOCAL PLAN COMMITTEE

AGENDA

DATE: Tuesday, 31 May 2022
TIME: 6.00 pm
VENUE: Committee Room - Town Hall, Station Road, Clacton-on-Sea, CO15 1SE

MEMBERSHIP:

Councillor Turner (Chairman)
Councillor Fairley (Vice-Chairman)
Councillor Allen
Councillor Bush
Councillor Chapman BEM

Councillor Fowler
Councillor S Honeywood
Councillor Nash
Councillor Winfield

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DATE OF PUBLICATION: Wednesday, 18 May 2022

AGENDA

1 Apologies for Absence and Substitutions

The Committee is asked to note any apologies for absence and substitutions received from Members.

2 Minutes of the Last Meeting (Pages 1 - 8)

To confirm and sign as a correct record, the minutes of the meeting of the Committee, held on Wednesday 11 May 2022.

3 Declarations of Interest

Councillors are invited to declare any Disclosable Pecuniary Interests or Personal Interest, and the nature of it, in relation to any item on the agenda.

4 Questions on Notice pursuant to Council Procedure Rule 38

Subject to providing two working days' notice, a Member of the Committee may ask the Chairman of the Committee a question on any matter in relation to which the Council has powers or duties which affect the Tendring District **and** which falls within the terms of reference of the Committee.

5 Public Speaking (Pages 9 - 12)

The Council's Public Speaking Scheme for the Planning Policy & Local Plan Committee gives the opportunity for members of the public and other interested parties/stakeholders to speak to the Council's elected members on the Planning Policy & Local Plan Committee on any specific agenda item to be considered at that public meeting.

6 Report of Acting Director (Planning) - A.1 - Jaywick Sands Place Plan: Supplementary Planning Document (Pages 13 - 28)

To seek the Planning Policy and Local Plan Committee's support for an initial consultation in relation to the Jaywick Sands Place Plan Supplementary Planning Document and for Members to note the information contained in the Jaywick Sands Interim Report April 2022.

7 Report of Acting Director (Planning) - A.2 - Jaywick Sands Design Guide: Supplementary Planning Document (Pages 29 - 36)

To seek the Planning Policy and Local Plan Committee's comments on the Jaywick Sands Design Guide Supplementary Planning Document (SPD) Draft April 2022. To request the Committee's approval to recommend to Cabinet that it approves a statutory consultation on the document.

8 Report of the Acting Director (Planning) - A.3 - East Anglia Green: Non-Statutory Consultation (Pages 37 - 60)

To seek the Planning Policy and Local Plan Committee's comments on initial proposals from the National Grid for the 'East Anglia Green' 400kV and a draft response from Tendring District Council to the current non-statutory consultation exercise.

Date of the Next Meeting

The next meeting of the Planning Policy and Local Plan Committee will be arranged and held when required.

Information for Visitors

FIRE EVACUATION PROCEDURE

There is no alarm test scheduled for this meeting. In the event of an alarm sounding, please calmly make your way out of any of the fire exits in the room and follow the exit signs out of the building.

Please heed the instructions given by any member of staff and they will assist you in leaving the building and direct you to the assembly point.

Please do not re-enter the building until you are advised it is safe to do so by the relevant member of staff.

Your calmness and assistance is greatly appreciated.

**MINUTES OF THE MEETING OF THE PLANNING POLICY AND LOCAL PLAN
COMMITTEE,
HELD ON WEDNESDAY, 11TH MAY, 2022 AT 6.01 PM
IN THE COMMITTEE ROOM, AT THE TOWN HALL, STATION ROAD, CLACTON-
ON-SEA, CO15 1SE**

Present:	Councillors Turner (Chairman), Fairley (Vice-Chairman), Allen, Bush, Chapman BEM, Fowler and Winfield
Also Present:	Councillor Newton (Portfolio Holder for Business & Economic Growth)
In Attendance:	Lisa Hastings (Deputy Chief Executive & Monitoring Officer), Gary Guiver (Acting Director (Planning)), Ian Ford (Committee Services Manager), Will Fuller (Planning Officer) and Mark Wilson (Development Technician - Technical)

1. CHAIRMAN'S OPENING REMARKS

The Chairman of the Committee (Councillor Turner) formally opened the meeting with the following remarks:-

“Good evening to fellow Members, our Officers, members of the public, especially Bill Marshall, and not forgetting the media.

We are already seeing the fruit of our previous hard work on the District Plan in the Appeal Decisions now coming through.

We have before us the next 5 Conservation Area Character Appraisal & Management Plans for:-

*Harwich Old Town;
Manningtree & Mistley;
Frinton & Walton;
Brightlingsea; and
Great Bentley.*

We are tasked to see if we can agree these to go forward to Cabinet for onward going out for public consultation.

Having read the report I have come to the conclusion that you need local knowledge to be able to properly understand each section of the report. That is why on receiving this report I sent it onto the local Ward Members asking them to comment and further asking for them to be put before the relevant Town and Parish Councils. All comments to be forwarded to Mr Guiver, our Director for Planning.

It is only this way that we can fine tune and make these effective tools for our communities, in particular, for shop frontages, building materials etc.

I did try and failed to get a pamphlet out to all property owners in our conservation areas with the rate demands sent out in March, to explain the extra responsibilities and expectations. The same applied to ‘Riparian’ owners. Most of the above are unaware of their obligations.

The report highlights the many common factors between all our conservation areas in regards to the opportunities for enhancement and management proposals found at the back of all the individual sections of the report. To that end I would like, if we are so minded to recommend this report to Cabinet, to share with the heads of Public Realm, Environment and Seafronts and the relevant County Councillor the parts of this document that apply to them. In particular, the comments relating to public realm, street furniture, lines and signs etc.

I am sure Mr Guiver has picked up on the comments re enforcement as has the new Portfolio Holder for Planning, Councillor Bray.

Finally, may I bring once again to the attention of those on both planning committees, whose town and parish councils have not yet agreed to a Neighbourhood Plan and to preparing a list of buildings, not mentioned in the report, to be considered for a 'Local List', to continue to pursue these objectives.

The Queen's Speech highlighted once more this Government's intentions to change the planning system yet again."

2. APOLOGIES FOR ABSENCE AND SUBSTITUTIONS

An apology for absence was submitted on behalf of Councillor S A Honeywood.

3. MINUTES OF THE LAST MEETING

It was **RESOLVED** that the Minutes of the last meeting of the Committee held on 11 January 2022 be approved as a correct record and be signed by the Chairman.

4. DECLARATIONS OF INTEREST

Councillors Allen and Turner both declared for the public record that, in relation to Agenda Item 6 (report A.1) and specifically in relation to the Frinton & Walton Conservation Area Character Appraisal, they both resided within that Conservation Area and that they were also Members of Frinton & Walton Town Council.

Councillor Chapman BEM declared for the public record that, in relation to Agenda Item 6 (report A.1) and specifically in relation to the Brightlingsea Conservation Area Character Appraisal, she resided within that Conservation Area and that she was also a Member of Brightlingsea Town Council. In addition, Councillor Chapman stated that her business premises was specifically mentioned within report A.1.

Councillor Fowler declared for the public record that, in relation to Agenda Item 6 (report A.1) and specifically in relation to the Harwich Old Town Conservation Area Character Appraisal, she was a Member of Harwich Town Council.

5. QUESTIONS ON NOTICE PURSUANT TO COUNCIL PROCEDURE RULE 38

On this occasion no Councillor had submitted notice of a question pursuant to Council Procedure Rule 38.

6. PUBLIC SPEAKING

Pursuant to the provisions of the Council's public speaking scheme for the Planning Policy & Local Plan Committee, it was reported that no member of the public had registered to ask at this meeting a question or to make a statement regarding the matters contained in the report of the Acting Director (Planning).

7. **REPORT OF ACTING DIRECTOR (PLANNING) - A.1 - CONSERVATION AREA CHARACTER APPRAISAL AND MANAGEMENT PLANS FOR HARWICH OLD TOWN; MANNINGTREE & MISTLEY; FRINTON & WALTON; BRIGHTLINGSEA; AND GREAT BENTLEY**

Earlier on in the meeting:-

Councillors Allen and Turner had both declared for the public record that, in relation to Agenda Item 6 (report A.1) and specifically in relation to the Frinton & Walton Conservation Area Character Appraisal, they both resided within that Conservation Area and that they were also Members of Frinton & Walton Town Council;

Councillor Chapman BEM had declared for the public record that, in relation to Agenda Item 6 (report A.1) and specifically in relation to the Brightlingsea Conservation Area Character Appraisal, she resided within that Conservation Area and that she was also a Member of Brightlingsea Town Council. In addition, Councillor Chapman had stated that her business premises was specifically mentioned within report A.1; and

Councillor Fowler had declared for the public record that, in relation to Agenda Item 6 (report A.1) and specifically in relation to the Harwich Old Town Conservation Area Character Appraisal, she was a Member of Harwich Town Council.

The Committee gave consideration to a comprehensive report of the Acting Director (Planning) (A.1) which submitted the second five 'Conservation Area Appraisal and Management Plans' prepared for the Council by Essex Place Services, and which sought the Committee's recommendation to Cabinet that they be published for consultation.

The five Conservation Area Appraisals in question were:-

- Harwich Old Town Conservation Area,
- Manningtree and Mistley Conservation Area,
- Frinton and Walton Conservation Area,
- Brightlingsea Conservation Area, and
- Great Bentley Conservation Area.

Areas of Assessment specific to an individual Conservation Area

Harwich Old Town

It was considered that a reduction of this Conservation Area to the north and east in order to exclude areas of sea was necessary in order to conform to Historic England's Advice Note 1 - Conservation Area Appraisal, Designation and Management, whereby the contribution that the sea could make to the setting of a conservation area was highlighted in paragraph 59 therein.

There was a strong visual and historic relationship between Harwich and the sea; it was surrounded by water to the west, north and east, and still functioned as a working dock. Due to this proximity and association, the sea formed an important part of the setting of the Conservation Area. It contributed to an understanding of the development of Harwich, its character, and positively influenced how the public experienced the heritage asset. The contribution this land made to the setting of the Conservation Area would not be diminished through its removal from the boundary.

In addition, a small length of road, which made no contribution to the significance of the Conservation Area at the southern edge of the boundary was also proposed for removal in order to rationalise that boundary.

Manningtree & Mistley

It was proposed that the area north of Long Road, comprising agricultural land and allotments, be excluded from the Conservation Area as that land had little intrinsic historic significance or special interest and was therefore not considered appropriate to be included within the Conservation Area. However, this area did contribute to the setting and significance of the Conservation Area.

Modern development, including Foundry Court west of Colchester Road and Elmdale Drive, was also proposed for removal from the Conservation Area. Mistley Village Hall, which had been built in the 1990s, was also recommended for exclusion. Those areas were felt to lack special architectural or historic interest, and did not enhance the Conservation Area.

Frinton & Walton

The following areas had been recommended for inclusion within the Frinton and Walton Conservation Area boundary:-

- an extension east along the High Street, Walton to include Numbers 123-127 plus a row of three-storey terraced shops along Walton High Street;
- an extension to the east side of Connaught Avenue, Frinton to include the Catholic Church. The Church appeared on the 1922 Ordnance Survey map, labelled as 'Hall'; and
- an extension at the junction of Queens Road and Connaught Avenue, Frinton, to include a small area of public realm. This space provided symmetry to the area of public realm opposite and comprised high quality street furniture and planting, which made a positive contribution to the character and appearance of the area.

It was proposed that the area to the south-west of Frinton Station be slightly reduced, to omit the terrace of modern housing on Witton Wood Road. Those houses were red brick, with functional and simple architectural style, set back from the road behind a generous lawn. They made a neutral contribution to the area and therefore, they did not merit inclusion within the boundary.

Brightlingsea

There were a number of additions suggested: there were areas to the north along Regent Road which had appeared by the Ordnance Survey Map of 1925 and held buildings of architectural merit. Many of those were large villas with notable architectural detailing. Also, along John Street were buildings which appeared on the first edition

Ordnance Survey map, along with the Congregational Chapel (now converted to residential use). This street had retained its historic character and appearance and would make a positive contribution to the Conservation Area. The small row of terraced houses opposite the Methodist Chapel also appeared on early Ordnance Survey maps and made a positive contribution, so were also recommended for inclusion. They had had window and door replacements and porch extensions; however, their inclusion could allow for future enhancement schemes and targeted funding to reinstate features. To the south on Station Road, it was recommended that the boundary be extended to include the Railway Tavern, a former Railway Hotel, which was a likely candidate for local listing and a non-designated heritage asset. The small triangle of green opposite was also recommended for inclusion as it made a positive contribution as green space, and functioned as a gateway to the Conservation Area.

Other areas for inclusion included the area along Colne Road and Tower Street comprised of terraced residential buildings which were similar to those on New Street and Sidney Street. They had been laid out slightly later, as New Street and Sidney Street had appeared on the first edition Ordnance Survey map of 1881. Tower Street, Colne Road and Silcotts Street however had been laid out between 1881 and 1897, and had subsequently appeared on the second edition of the Ordnance Survey map of 1897. Although many of them had had window and door replacements and unsympathetic extensions, those streets were similar in character and condition to New Street and Sidney Street. Therefore, they could be worthy of inclusion within the Conservation Area. This would mean that the majority of the Victorian residential expansion of Brightlingsea had been included within the Conservation Area and would allow for a greater holistic preservation of its character and appearance going forward.

Conversely, some small areas of new development which currently made a neutral or negative contribution due to their architectural style, material, mass or orientation were recommended for exclusion. This included the new development along Chapel Road and Mews, on Brightlingsea Harbour.

Great Bentley

It was proposed that the boundary of the Great Bentley Conservation Area be expanded westward along Thorrington Road in order to include the row of buildings (Nos. 1-8) south of the road, up to Police House. Together those buildings formed a pleasing and uniform group with generous plots on the approach to the village green and centre of Great Bentley. The buildings were of special historic interest and some architectural interest, representing a period of time when social housing had been expanded in response to a national housing crisis post World War 2.

It was also proposed that the boundary be revised to exclude the modern development of Cherrywoods, as those buildings were not considered to be of special architectural or historic interest contributing to the character or appearance of the area or contributing to the significance of the Conservation Area. No other reductions were proposed.

Proposed Non-Designated Heritage Assets

The Committee had before it a schedule for each of the five Conservation Areas that proposed a number of buildings to be included on the Council's Local List. Those buildings had been identified as they were either considered to be good examples of their type or architectural style; were prominent local landmarks; or demonstrated use of

local materials or design features; or were connected to local historical events, activities or people; and were all relatively complete in their survival.

Heritage at Risk

Members were informed that whilst none of the conservation area themselves were at risk there were a number of buildings within a conservation area which were on the statutory list.

There were currently two buildings within the Harwich Conservation Area which were included on the Historic England Heritage at Risk Register:

- The Harwich Treadwheel Crane - this structure had been recorded as declining in its current condition, and as being in 'generally satisfactory condition, but with significant localised problems'. It was believed to be the earliest surviving example of this type of structure in England and had been designated as a Scheduled Monument; and
- The Electric Palace Cinema, King's Quay Street - this building was recorded as being vacant and in a very bad condition, however it was currently undergoing a repair scheme.

Also in Harwich, as a non-designated heritage asset, the old School House had not been included on the national Heritage at Risk Register, however, it appeared to be vacant and in a poor state of repair, at risk of neglect and further deterioration. Number 8 Church Street was also considered to be at risk, as it was a vacant property at risk of further deterioration and loss of historic fabric.

There was one statutory listed building within Frinton and Walton on Historic England's At Risk Register. The Grade II* listed Church of St Michael (list entry: 1111500), which was a late medieval church, restored in the nineteenth century. According to the At Risk register: *"The building suffers from subsidence at the east end of the chancel, resulting in substantial cracks in the walls and at the junction of the chancel roof and the east gable. Structural movement continues, with previously repaired areas cracking again. Monitoring, soil investigation and analysis have been carried out for repair options to be considered by the PCC."*

It was reported that there were no buildings or features which were on Historic England's at-risk register within the Manningtree & Mistley, Brightlingsea or Great Bentley Conservation Areas.

The Committee was made aware that the appraisals had also considered other matters including:-

- (i) Designated Heritage Assets;
- (ii) Archaeology;
- (iii) Assessment of Significance e.g. layout, building materials & boundary treatments; listed buildings & non-designated heritage assets; other buildings; landscaping & open spaces; and views;
- (iv) Opportunities for enhancement;
- (v) Management Proposals e.g. Local Heritage List; bespoke shopfront design guidance; use of enforcement powers; public realm improvements; tree planting; guidance for homeowners & businesses; immersive information; and wayfinding;

- (vi) Funding Opportunities; and
- (vii) Consideration of Article 4 Directions.

Management Proposals

In relation to management proposals a number of specific proposals were put forward.

Mistley

At Mistley, given the parkland's important contribution to the significance of the Conservation Area, its attractive landscape setting and its inherent historical and archaeological value, it was considered that there was an opportunity to improve the interpretation of the landscape shaped by Mistley Old Hall and parkland, Mistley New Hall and Mistley Place Park. Creating a large-scale programme of subtle interpretation, which did not detract from the landscape character, could be beneficial to the long-term interpretation and understanding of both settlements. The Walls were visited by a substantial number of tourists and locals every year and this interpretation, including a signposted walking route, could encourage a greater experience of the parkland landscape and an awareness of its importance.

It was also suggested that enhancements should be considered to create a stronger understanding of Mistley's industrial heritage and the influence of the Rigby family. This would bring about a greater appreciation of the importance of the Quayside and Maltings to the settlement especially for visitors. The maltings industry had been a significant part of Manningtree and Mistley's past but due to the limited remaining buildings it was not immediately evident. Signposted pedestrian and tourist routes throughout the Character Areas within the Conservation Area, or interpretation schemes which promoted key features within the Conservation Area could improve awareness. It would also encourage a more comprehensive understanding of the Conservation Area.

Frinton

Within Frinton tall buildings had been introduced to The Esplanade which were inappropriate in height. Blocks of flats were often over four storeys, with Frinton Court reaching up to twelve storeys. Those buildings were prominent in views along the historic Esplanade and from The Greensward. Frinton Court was also visible from areas of The Avenues as well, particularly from Holland Road, and enclosed the churchyard of the old Church of St Mary's. It was felt important that future development did not exceed an appropriate height of four storeys within the Conservation Area, where buildings were rarely over this height. This would prevent cumulative harm within the area.

Walton and Brightlingsea

Walton had had some modern tall buildings introduced which were between four to five storeys, particularly along the seafront; it was considered that buildings over three to four storeys would be uncharacteristic of the area, resulting in a negative impact to the character and appearance of the Conservation Area. The same was true for Brightlingsea, where it was recommended to keep buildings to two or three storeys.

Separation of Frinton & Walton Conservation Area

It was considered that Frinton and Walton were distinctly separate places with their own identities. It was suggested that the Conservation Area should be divided, in recognition of their respective characters, into separate conservation areas: one for Walton and one for Frinton and the Frinton Park Estate. This division had already been acknowledged in the approach to the 2007 and 2009 management plans and should be considered going forward.

Having considered all of the information and advice contained in the Officer report and its appendices:-

It was moved by Councillor Allen, seconded by Councillor Fairley and unanimously:-

RESOLVED that the Planning Policy and Local Plan Committee:

1. notes and welcomes the new Conservation Area Appraisal and Management Plans for Harwich Old Town (Appendix 1), Manningtree and Mistley (Appendix 2), Frinton and Walton (Appendix 3), Brightlingsea (Appendix 4) and, Great Bentley Conservation Area (Appendix 5);
2. recommends to Cabinet that the above documents (forming Appendices 1-5 to item A.1 of the Report of the Acting Director (Planning)) be approved for consultation with the public and other interested parties; and
3. notes that Conservation Area Appraisal and Management Plans for the District's other remaining Conservation Areas will be brought before the Committee in due course over the next 9 months.

The meeting was declared closed at 6.49 pm

Chairman

Tendring **District Council**



PUBLIC SPEAKING SCHEME – PLANNING POLICY & LOCAL PLAN COMMITTEE

JANUARY 2016

GENERAL

The Public Speaking Scheme (“the Scheme”) is made pursuant to Council Procedure Rule 40 and gives the opportunity for a member of the public and other interested parties/stakeholders to speak to the Council’s elected members on the Planning Policy & Local Plan Committee on any specific agenda item to be considered at that public meeting.

The Scheme covers both questions and statements to the Committee on a particular agenda item. Any individual wishing to speak must contact Committee Services (see details below).

NOTICE OF QUESTION

If an individual wishes to ask a question, at the Planning Policy & Local Plan Committee meeting, prior notification of that question must be received. The principle is to provide the Chairman (or an Officer, if the Chairman decides appropriate) the ability to fully answer questions, which have been received in advance.

Notice of a question is received by delivering it in writing or by email to Committee Services on democraticservices@tendringdc.gov.uk, by midday on Thursday 26 May 2022.

At the meeting, you will be given an opportunity to read out your question to the Committee and an answer will be provided. Supplementary questions are not permitted and there is no debate by the Committee at this stage.

STATEMENTS

Advance notification of the content of a statement on specific agenda items is not required, but to assist the running of the agenda, notification of wishing to speak should

be given prior to the meeting. Please contact Committee Services (email democraticservices@tendringdc.gov.uk or telephone 01255 686584).

NUMBER AND TIMING OF QUESTIONS

At any Planning Policy & Local Plan Committee meeting an individual is limited to asking one question **or** making a statement per agenda item. On each agenda item, no public speaker may speak for longer than three minutes.

Consistent with the Council Procedure Rules, the time allocated for receiving and disposing of questions shall be a maximum 45 minutes. Any question not disposed of at the end of this time shall be the subject of a written response, and published with the minutes of the meeting.

SCOPE OF STATEMENTS OR QUESTIONS

Please be straightforward and concise and keep your comments to the content of the agenda item. Please be courteous and do not make personal remarks. You may wish to come to the meeting with a written statement of exactly what you wish to say or read out, having checked beforehand that it will not overrun the three minutes allowed.

Any question or statement which is not directly related to an agenda item for that meeting of the Committee will be rejected. For questions, any rejection will be communicated in advance of the meeting by Officers, and for statements made at the meeting, this will be confirmed by the Chairman.

The Council also reserves its right to reject questions or statements if in its opinion the content is defamatory, frivolous or offensive or requires the disclosure of confidential or exempt information.

PLANNING POLICY & LOCAL PLAN COMMITTEE MEMBERS & POINTS OF CLARIFICATION

No public speaker can be questioned by the Committee however, through the Chairman, relevant points of clarification arising out of the public speaking can be requested at the specific agenda item, before the debate commences. Points of clarification can be given by Officers, with the Chairman's permission.

WHO DO I CONTACT FOR MORE INFORMATION

The Council's website will help you access documents (web: www.tendringdc.gov.uk)

If you have a query with regard to public speaking, or wish to register to speak, please email democraticservices@tendringdc.gov.uk or telephone 01255 686584.

If your query is in relation to the Local Plan, please contact:

Tendring District Council, Planning Services, Council Offices Thorpe Road, Weeley,
Essex CO16 9AJ Tel: 01255 686177 email: planning.policy@tendringdc.gov.uk

**Monitoring Officer, Tendring District Council, in consultation with Head of
Planning and Chairman of the Planning Policy & Local Plan Committee**

(Council Procedure Rule 40)

(January 2016)

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PLANNING POLICY AND LOCAL PLAN COMMITTEE

31 MAY 2022

REPORT OF THE ACTING DIRECTOR (PLANNING)

A.1. JAYWICK SANDS PLACE PLAN SUPPLEMENTARY PLANNING DOCUMENT

(Report prepared by Anthony Brindley)

PART 1 – KEY INFORMATION

PURPOSE OF THE REPORT
To seek the Planning Policy and Local Plan Committee's support for an initial consultation in relation to the Jaywick Sands Place Plan Supplementary Planning Document (SPD) and for Members to note the information contained in the Jaywick Sands Interim Report April 2022.
EXECUTIVE SUMMARY
<p>The regeneration of Jaywick Sands, which is a corporate priority, currently comprises two key work streams:</p> <ul style="list-style-type: none">- The Jaywick Sands Place Plan SPD; and- The Jaywick Sands Design Guide SPD (outlined in a separate committee report); <p>The purpose of the Place Plan is to provide a long term strategy for the regeneration of Jaywick Sands with the main objectives being to:</p> <ul style="list-style-type: none">• Transform housing quality and the built environment;• Ensure long term flood resilience;• Create greater connectivity to neighbouring areas;• Attract commerce & new economic opportunities; and• Improve people's life chances, access to public services & health & wellbeing <p>As part of producing this strategy, it is essential to engage in consultation with the local community and stakeholders at an early stage. The proposed consultation strategy (Appendix 1) will be a mixture of in-person engagement including drop-in sessions as well as digital engagement including an online presentation and survey with short explainer videos.</p> <p>The content of the consultation strategy has been informed by the Jaywick Sands Place Interim report. This provides an analysis of the current problems and base line conditions as well as potential solutions although, at this stage, it does not prescribe a preferred approach.</p>
RECOMMENDATIONS
That the Planning Policy and Local Plan Committee:

1. reviews the Consultation Strategy (Appendix 1) and Jaywick Sands Place Plan Interim Report April 2022 (Appendix 2) and agrees for its comments (if any) to be passed onto Cabinet; and
2. recommends to Cabinet that an initial consultation be undertaken to inform the production of the Jaywick Sands Place Plan in line with the Consultation Strategy (Appendix 1).

PART 2 – IMPLICATIONS OF THE DECISION

DELIVERING PRIORITIES

A corporate priority of the Council is supporting the community in Jaywick Sands, in particular, with more and better housing.

RESOURCES AND RISK

Resources: TDC Officers are managing this project with HAT Projects Ltd undertaking the production of the document and the consultation exercise.

Risks: Undertaking consultation with residents will involve the residents in the production of the Place Plan. This should lower the risk of public opposition and the plans not being able to be implemented.

LEGAL

Policy PP14 of the Tendring Local Plan states that 'Brooklands', 'Grasslands' and 'the Village' areas of Jaywick Sands are Priority Areas for Regeneration. The policy states that 'these areas will be a focus for investment in social, economic and physical infrastructure and initiatives to improve vitality, environmental quality, social inclusion, economic prospects, education, health, community safety, accessibility and green infrastructure.' Paragraph 6.10.5 continues by stating that 'In order to achieve this, the Council in collaboration with the Coastal Communities Team, is producing the Jaywick Sands Place Plan. This will provide a development framework for the physical regeneration of Jaywick Sands facilitating the provision of new flood resilient homes built to modern building standards which will provide a high standard of accommodation for existing residents as well as providing land for employment opportunities and recreation and amenity areas. Public consultation will be key to its production and the Council recognise that only with the support of the local community will the proposals be deliverable.

The Jaywick Sands Place Plan SPD is being prepared under the terms of the Planning and Compulsory Purchase Act 2004 (as amended) and the Town and Country Planning (Local Planning) (England) Regulations 2012 (as amended) (Regulations 11-16).

The process for preparing SPD's is similar to a Local Plan document. However, an SPD is not subject to an independent examination by the Planning Inspectorate. There are four main stages in their production:

1. Preparation and informal consultation
2. Statutory Consultation (four to six weeks)
3. Consideration of representations and completion of the final draft of the SPD
4. Adoption of the SPD

The Committee report requests comments from the Members of the Planning Policy and Local Plan Committee and, a recommendation to Cabinet to proceed with Stage 1 of the process with the informal consultation exercise.

There is not a legal requirement for SPD's to be accompanied by a Sustainability Appraisal and this is reinforced in national planning guidance. However, in exceptional circumstances, there may be a requirement for SPD's to be subject to a Strategic Environmental Assessment (SEA) where it is considered likely that they may have a significant effect on the environment that has not already been assessed within the SEA of the Local Plan. A screening exercise will be carried out to determine whether the Place Plan requires a SEA as well as an Appropriate Assessment (under the Habitats Regulations) given its location to internationally important habitat sites.

Following the Stage 1 informal consultation exercise, the Council and its consultants will carefully consider all representations received before producing an updated draft version of the Place Plan for statutory consultation (Stage 2).

OTHER IMPLICATIONS

Crime and Disorder: In producing the Place Plan, the Police will be consulted so that measures to lower the opportunity and frequency of crime can be mitigated.

Equality and Diversity: The SPD will be subject to an Equalities Impact Assessment (EQIA) at the appropriate stage.

Health Inequalities: The general health in Jaywick Sands is comparatively poor, with over 20% of residents in bad health or very bad health according to 2011 census data. Across Jaywick Sands only 25% of residents are in very good health, while Tendring district averages at just under 40%, an nearly 50% nationally. There is not much variation, though Brooklands and Grasslands are worse, with poor health almost five times higher than the national average. As this area actually has the youngest age profile of all the Jaywick Local Super Output Areas, it is particularly concerning that the concentration of poor health is found in this area. This also correlates with the Index of Multiple Deprivation data on health. The improvements in housing will improve the living standards of residents and result in less health inequalities.

Area or Ward affected: West Clacton and Jaywick Sands Ward

Consultation/Public Engagement: See 'consultation' section below and Appendix A.

PART 3 – SUPPORTING INFORMATION

BACKGROUND

The regeneration of Jaywick Sands currently comprise two key work streams:

- The Jaywick Sands Place Plan; and
- The Jaywick Sands Design Guide SPD (outlined in a separate committee report);

The aims of the Place Plan, as stated in the Tendring Local Plan, is to "provide a development framework for the physical regeneration of Jaywick Sands facilitating the provision of new flood resilient homes built to modern building standards which will provide a high standard of accommodation for existing residents as well as providing land for employment opportunities and recreation and amenity areas."

In line with the Tendring Local Plan, the Place Plan objectives are to:

- Transform housing quality and the built environment;
- Ensure long term flood resilience;
- Create greater connectivity to neighbouring areas;
- Attract commerce & new economic opportunities; and
- Improve people's life chances, access to public services & health & wellbeing

The Place Plan will also allow the Council to present a coordinated regeneration strategy which is costed and form the basis to bid for Government monies and grants.

In the absence of a Place Plan, the present situation of residents living in inadequate private and rented accommodation will continue. The problems are likely to escalate over time, and, given the historical rate of development on Jaywick Sands, the probability is only a small number of new or replacement dwellings will be constructed. In the scenario of a flood event, the current properties will provide only minimal protection. The level of accommodation is a very significant contributor to Jaywick Sands being listed as the most deprived area in the country; this would continue. Overall, the absence of a Place Plan will mean development and regeneration in Jaywick Sands will occur on a piecemeal basis or not happen at all, with the Council only having a limited ability to seek funding for regeneration projects.

HAT Projects (with Igloo Regeneration) have been commissioned to undertake this work.

Consultation

The initial consultation stage will inform the production of the draft Place Plan which will contain a proposed regeneration strategy for Jaywick Sands. The purpose of the consultation is to inform this process.

Aims and outcomes:

The aims of the consultation are to achieve the following:

- Centering the community in the process – ensuring that the commitment to developing the regeneration strategy through genuine community collaboration is carried through.
- Better informed local community about key issues, with a realistic understanding of the options, scenarios and risks.
- Insight into local community priorities– building and updating the evidence base for developing the Place Plan, understanding what incentives, risks and mitigation might be successful from a community perspective (user research).
- Building trust with the community and celebrating successes already achieved.

Key messages

- Real progress is already being made on the ground with projects that have already been implemented or are currently in delivery, led both by TDC and others – celebrating success.
- This is the next step in developing broader plans for improving Jaywick Sands for the benefit of the whole community. There will be many more steps in the process.
- Flood risk is real and increasing all the time and this will affect the most vulnerable residents the most. The risk to the community is increased by the poor quality of many of the homes in Jaywick Sands, so improving housing and flood safety need to go hand in hand.
- Relocation of the community and Compulsory Purchase Order/comprehensive redevelopment are not being considered at the present, as we believe these are not what the community wants to see.
- Doing nothing is not an option – while change will take a long time and have many challenges, the issues that Jaywick Sands faces are serious and must be tackled.

Consultation channels:

In person engagement:

- Attend meetings of Jaywick Community Forum, Jaywick Sands Coastal Community Forum, Jaywick Sands Revival CIC.
- Attend Jaywick Networking Group meeting (to be held at Community Resource Centre) – this brings together groups and service providers.
- Drop-in morning/day at Inclusion Ventures.

- Drop-in morning/day at Martello Tower.
- Event with Frobisher Academy Primary School – for children, parents and teachers (e.g. special assembly, after school drop in).
- Offer to attend other events organised by local groups.

Digital engagement

- Online presentation and survey with short explainer videos.
- Webinar(s).

The consultation will be publicised in the following ways:

- Printed flyer distributed to all addresses in Jaywick Sands.
- Digital and social media communications and advertising.
- Posters distributed to local shops and venues.
- Advertise at Green Elms Surgery (rolling digital display screens).
- Brief Essex Police.
- Brief TDC Ambassadors.
- Teresa Enys can send out information through the Jaywick Networking Group.
- Engage with faith groups.

The consultation events are timetabled for September 2022. The indicative detailed questionnaire is shown in Appendix 1.

Supporting Report – Jaywick Sands Place Plan: Interim Report

The interim report supports the first phase of public consultation on the Place Plan, commissioned by Tendring District Council. The report outlines the strategic, physical and social context for the Place Plan and work to date to develop potential strategies for Jaywick's renewal. It does not yet present a final proposition as this must be guided by the feedback obtained through consultation with the local community and stakeholders. The final framework is also dependent on the Environment Agency's ongoing work to review flood defences along the Jaywick and West Clacton coastline. This report has been produced by HAT Projects with input from Igloo Regeneration.

The following sections are the most relevant for the Committee's consideration:

Page 6 of the interim report describes how the objectives map to tangible and measurable outcomes, and how the Place Plan can directly or indirectly help to achieve them. For each objective a range of proposed success indicators is set out, which have been developed by the project team. Those indicators marked with an * are indicators which form part of the Index of Multiple Deprivation assessment and therefore improvements to those would directly impact on the measured deprivation of Jaywick Sands.

Section 8 on the interim report assesses initial strategic options with paragraph 8.8 refining these to realistic options for further development and appraisal and for public consultation as:

- New affordable and social housing development on land owned by Tendring District Council inside the settlement boundary only, enabling decant and redevelopment of existing substandard homes;
- Development on individual (vacant) plots owned by Tendring District Council within Brooklands;
- Purchase and redevelopment of existing substandard homes within Brooklands and the Village, either as individual plots or as consolidated parcels of adjoining plots;
- Public realm, environmental improvements and standalone projects to boost the local economy and address infrastructure deficits within Brooklands and the Village only (no new or replacement homes).

The report states that, in most cases, upgrading of properties will not be possible. As a result, new housing will need to be constructed. Previous initiatives of this kind have resulted in 'backfilling' of the vacated property without improvements being made. Mechanisms to deal with this scenario are currently being assessed.

Section 9 shows an indicative outline masterplan for the development on land either side of Lotus Way. The options outlined above could be combined into a composite preferred option which could incorporate both development on undeveloped land within the settlement boundary, development of Tendring District Council or other currently vacant plots, and public realm and other 'quick win' projects and this is shown as a 'composite' option in section 12.

Section 13 of the report assesses the implications of improvements to the flood sea defence. The report states that 'the quality and character of the beach is a key asset, but raising sea defences presents the risk that the community will become completely visually and physically detached from the sea, and that this would further depress values in the area, negating the economic benefit that would usually follow from the assurance of protection against flooding.' The Environment Agency are currently undertaking modelling and design options appraisals for improved flood defences along the Clacton to St Osyth seafront, which includes Jaywick Sands. While this study has not yet been completed or shared with the Place Plan team, our own estimates show that, to provide a 0.5% AEP standard of protection for a 100 year climate change scenario, defences may need to be at least 1.5-2m above the height of the current sea wall if a basic sea wall design approach is taken; this would severely impact on the visual amenity of residents. The report acknowledges that improvements to sea defences need to be undertaken, however, it presents a range of scenarios which could be implemented to both improve the safety of residents and the amenity of the locality. These include the creation of a shallow sloped embankment which would reduce wave run-up and the potential for a new raised promenade, incorporating the height required for flood defence. However, these scenarios will need a detailed feasibility analysis.

The Interim report also covers the following:

Section 3 background and baseline conditions: explains the history, background and present day conditions within Jaywick Sands. It also explains the environmental constraints and the viability issues.

Section 4 flood risk in Jaywick Sands: describes the problems associated with flood risk and its impact on viability.

Section 5 policy context: explains the current planning policy both national and local which covers Jaywick Sands.

Section 6 community engagement to date: this outlines conversations and input from key community leaders, representatives of local groups and other stakeholder organisations.

Section 10 redevelopment of plots within existing street pattern: this explores the potential to re-develop existing plots within Brooklands and Grasslands.

Section 11 public realm projects and other 'quick wins': explores potential environmental improvements in the short term which could improve the lives of residents.

APPENDICES

Appendix 1: Jaywick Sands Place Plan Consultation Strategy

Appendix 2: Jaywick Sands Place Plan Interim Report April 2022 **(Please contact Anthony Brindley if you would like a copy of this Appendix. You can email him at the following address: abrindley@tendringdc.gov.uk or telephone him on (01255) 686189.)**

Jaywick Sands Place Plan

Consultation strategy

Draft v.3 5 May 2022

This paper sets out the strategy and methodology for consultation on the Jaywick Sands Place Plan and the Jaywick Sands Design Guide SPD in September-October 2022.

1 Aims and outcomes:

The aims of the consultation are to achieve the following:

- Centering the community in the process - ensuring that the commitment to developing the regeneration strategy through genuine community collaboration is carried through.
- Better informed local community about key issues, with a realistic understanding of the options, scenarios and risks.
- Insight into local community priorities- building and updating the evidence base for developing the Place Plan, understanding what incentives, risks and mitigation might be successful from a community perspective (user research)
- Building trust between community and TDC/ECC - celebrating successes already achieved

2 Key messages

- Real progress is already being made on the ground with projects that have already been implemented or are currently in delivery, led both by TDC and others - celebrating success.
- This is the next step in developing broader plans for improving Jaywick Sands for the benefit of the whole community. There will be many more steps in the process.
- Flood risk is real and increasing all the time, and this will affect the most vulnerable residents the most. The risk to the community is increased by the low quality of a lot of the homes in Jaywick Sands, so improving housing and flood safety need to go hand in hand.

- Relocation of the community and CPO/comprehensive redevelopment are not currently being considered, as we believe these are not what the community wants to see.
- Doing nothing is not an option - while change will take a long time and have many challenges, the issues that Jaywick Sands faces are serious and need to be tackled.

3 Consultation channels:

In person engagement:

- Engage with local community groups
- Drop-in morning/day at Inclusion Ventures (Wonderland)
- Drop-in morning/day at Martello Tower
- Event with Frobisher Academy Primary School - for children, parents and teachers (e.g. special assembly, after school drop in)
- Offer to attend other events organised by local groups

Digital engagement

- Online presentation and survey with short explainer videos
- Webinar (s)

4 Publicising the consultation

- Printed flyer distributed to all addresses in Jaywick Sands
- Digital and social media comms and advertising
- Posters distributed to local shops and venues
- Advertise at Green Elms Surgery if possible (rolling digital display screens)
- Brief Essex Police (dedicated Jaywick officer)
- Brief TDC Ambassadors
- Jaywick Neighbourhood Manager can send out information through the Jaywick Networking Group
- Engage with faith groups

5 Consultation content

- Designed for digital first presentation using web-based survey tools.
- Explainer videos which can include animated graphics instead of lengthy written explanations. We will be working with TDC's Communications Manager to produce the videos and including local residents voices in this to create authentic and relatable content.
- Physical display materials for in-person events presenting each topic in a graphically engaging layout

- Option of paper questionnaires for in person events but encourage digital feedback using personal smartphones or laptop/computer provided as part of display

6 Structure of consultation content and consultation questions

1. Introduction

- Why we are consulting the community
- Celebrate projects that have already been delivered / are in delivery (first ten homes, workspace/market and public realm, pedal power, Inclusion Ventures/Wonderland, Martello Tower, other initiatives)
- Role of public sector - big strategic decisions + how to use powers and assets + levelling up
- Reassure that extreme options (comprehensive offsiteing / CPO and redevelopment) are not being considered (and why)
- To move forward we need to understand what the community wants us to prioritise
- Commitment to keeping improving JS - do nothing (or waiting for the market to deliver without any intervention) is not a realistic option.

2. What should stay the same and what should change in Jaywick Sands?

- Emphasise what is special about JS - send the message that JS is valued (using quotes from residents/community members)
- Seek insight into what community members value about JS and what they don't like

Questions:

What do you like best about Jaywick Sands?

What would you change about Jaywick Sands?

3. Housing

- Current situation - condition, tenure, energy efficiency, flood resilience
- Possible strategies:
 - Build new council homes on land off Lotus Way (linked to buying up existing homes in poor condition i.e. avoiding backfill and an increase in population within the flood zone)
 - Build new council homes on TDC owned plots (linked to reducing the number of existing homes in poor condition)
 - Offer fixed price/equity release for property owners to sell up or otherwise, for those properties which do not meet Decent Homes Standard, consider using relevant

- enforcement powers . Rebuild to a new pattern book and better standard of flood resistance and resilience.
- o Consider use of grant or other support for property owners to improve/rebuild their homes to a minimum standard of flood resistance and resilience..
- Each strategy would have pros and cons. Need to be clear about uncertainty around funding - none of these options are funded yet and all would require substantial funding (i.e. none are currently viable on their own terms)

Questions:

Tell us about your housing. Do you:

Own a home in Jaywick that you live in full-time / Own a home in Jaywick that you rent out / Own a holiday/second home in Jaywick / Rent a home in Jaywick full-time / Rent a home in Jaywick as a holiday/second home

If you own a home in Jaywick Sands, would you like to make it:

- More flood resilient
- Better adapted for people who find it difficult to walk, or who use a wheelchair
- More energy efficient
- More space (bigger rooms or more rooms)

(Tick all that apply)

Would you be willing to move out temporarily while your home was upgraded?

Yes / No / Not sure

Why do you think this?

Would you be able to move elsewhere while your home was being upgraded?

Yes / No / Not sure

If you rent a home in Jaywick Sands, would you like to:

Buy a home in Jaywick Sands / Buy a home elsewhere in Tendring / Rent a better home in Jaywick Sands / Rent a better home elsewhere in Tendring / Stay in your current rental home

Do you think we should build new homes on the land off Lotus Way, to rehouse residents who currently live in poorer quality properties? [with map to show where]

Yes / No / Not sure

Why do you think this?

Do you think we should build new homes on the plots in Brooklands and the Village that Tendring Council owns? [with map to show where]

Yes / No / Not sure

Why do you think this?

4. Flood risk in Jaywick Sands

- Why being by the sea is both the thing that makes Jaywick so special and also its biggest threat
- Current situation - existing actual flood risk to some areas (up to 1.3m in parts of Brooklands in 0.5% current day AEP according to EA modelling)
- How do the flood defences work?
- What are the risks? Breach + overtopping - what would happen in each scenario (mention fluvial and surface water risk, albeit not the main risk) i.e. why residents need to take this seriously. Use some of Tides of Tendring exhibition material?
- Timeline - showing sea level rise + gradual decline in standard of defence, point at which the defences reach their end of life - from now to 2120
- Impacts on value of homes, insurability
- What work is being done and anticipated timescales (i.e. what the EA is doing and how decisions could get made)

Questions

Are you worried about the risk of flooding in Jaywick Sands?

Yes / No / Not sure

Why do you think this?

What do you think we should do to improve flood safety in Jaywick Sands?

Where do you see Jaywick Sands in the future?

5. Streets and open spaces

- Current situation - opportunities and what currently doesn't work well / deficits / issues
- Potential projects (with map):
 - Brooklands becoming one way
 - Upgrading public green spaces to be more multi-functional, biodiverse etc
 - Upgrading remaining alleys and lanes
 - Lotus Way landscaping
 - New accessible natural green space (Tudor Fields)

Questions:

Do you think Brooklands should become a one-way street for vehicles, with two-way cycling and a safe pavement on each side?
[show visualisation of what this could look like]

Yes / No / Not sure

Why do you think this?

What improvements would you like to see to Jaywick's open spaces?

[list out the different spaces with comment box for each]

6. Shops, services and local business

- What currently exists and what is planned
- What we have heard previously about lack of services and shops

Questions

What do you think about amount of shops and services locally?

What kinds of shops and services would you like to see? (list options)

7. Design and character

- Character analysis of Jaywick Sands - including challenges about small plot sizes, overlooking, parking etc
- Outline approach to design guidance and link to dedicated SPD consultation page

Questions:

Do you like the layout and types of houses in Jaywick Sands?

Yes / No / Not sure

Why do you think this?

Do you like the design of the new homes built in Jaywick Sands over the last few years? [need to show pictures / give examples]

Yes / No / Not sure

Why do you think this?

Would you like to live in a house designed like the new homes that have been built recently?

Yes / No / Not sure

Why do you think this?

How do you think new houses should be designed in Jaywick Sands?

7 Consultation on the Jaywick Sands Design Guide SPD

This is envisaged as a simple, online-only consultation that also meets the formal requirements of the regulations. The following draft questions are envisaged:

- The draft Jaywick Sands Design Guide proposes that new homes in Jaywick Sands will need to meet the following design standards. We would like to know if you agree. For each statement, please show whether you agree or disagree with the proposed standard [each statement to have checkboxes for

strongly agree/agree/neutral/disagree/strongly disagree and a free text box to explain why]

- o Homes should not be smaller than national minimum space standards
- o New homes should not overlook or overshadow existing homes and gardens? [beyond reasonable/accepted standards - some wording will need to be added to make this clear]
- o If new homes replace existing homes, they should be more flood safe than the home they replace
- o New homes should have a minimum of 25m² garden (5x5m or similar) for a one-bedroom home, and 40m² for a two-bedroom home
- o All parking for new homes should be off-street
- o One car parking space should be provided for a one-bedroom or two-bedroom home, if it is replacing an existing home on the plot.
- o If new homes are proposed on plots where there are currently no houses, they should have two car parking spaces each as a minimum.

As a statutory consultation in accordance with Tendring Council's Statement of Community Involvement and the Town and Country Planning Regulations, anonymous representations will not be helpful. Respondents to the SPD consultation will therefore be asked to enter their name, contact details and address so that they can be contacted if necessary about their representation, and be notified of the outcome of the consultation.

The Place Plan consultation is a non-statutory consultation and as such it is not necessary to collect personal data, however we will give respondents the option of being kept up to date through submitting their contact details.

All personal data will be kept and used in accordance with Tendring Council's privacy policies.

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Agenda Item 7

PLANNING POLICY AND LOCAL PLAN COMMITTEE

31 MAY 2022

REPORT OF THE ACTING DIRECTOR (PLANNING)

A.2. JAYWICK SANDS DESIGN GUIDE SUPPLEMENTARY PLANNING DOCUMENT

(Report prepared by Anthony Brindley)

PART 1 – KEY INFORMATION

PURPOSE OF THE REPORT
<p>To seek the Planning Policy and Local Plan Committee's comments on the Jaywick Sands Design Guide Supplementary Planning Document (SPD) Draft April 2022. To request the Committee's approval to recommend to Cabinet that it approves a statutory consultation on the document.</p>
EXECUTIVE SUMMARY
<p>The regeneration of Jaywick Sands, which is a corporate priority, currently comprises two key work streams:</p> <ul style="list-style-type: none">- The Jaywick Sands Place Plan SPD (outlined in a separate committee report); and- The Jaywick Sands Design Guide SPD. <p>A corporate priority of the Council is supporting the community in Jaywick Sands, in particular, with more and better housing. The Jaywick Sands Design Guide SPD will provide key guidance to developers, helping to speed up the planning process and facilitate the re-development of poor quality housing with better quality flood resilient homes.</p> <p>The draft document is divided into a number of chapters covering characterisation; flood resistance and resilience; massing scale and building form; streetscape and parking; internal and external space standards; and climate change and biodiversity. The appendices provide worked examples of designs so the applicant can understand the practical implementation of the requirements. The draft document has been produced in consultation with the Environment Agency and other stakeholders.</p> <p>Subject to the Committee's comments and Cabinet approval, the draft document will be subject to six weeks statutory public consultation. It is also proposed that the document will form part of the consultation exercise for the Jaywick Sands Place Plan (subject to a separate report).</p>
RECOMMENDATIONS
<p>That the Planning Policy and Local Plan Committee:</p>

1. notes and welcomes the Jaywick Sands Design Guide Supplementary Planning Document (SPD) Draft April 2022; and
2. recommends to Cabinet that the above document (forming Appendices 1) be approved for consultation with the public and other interested parties.

PART 2 – IMPLICATIONS OF THE DECISION

DELIVERING PRIORITIES

The Jaywick Sands Design Guide Supplementary Planning Document Consultation Draft April 2022, referred to henceforth as the “Design SPD”, will support the Corporate Plan 2020-24 (aligned with the core themes of Tendring4Growth and Community Leadership). A corporate priority is supporting the community in Jaywick Sands, in particular, with more and better housing. The Design Guide will provide key guidance to developers, helping to speed up the planning process and facilitate the re-development of poor quality housing.

RESOURCES AND RISK

Resources: TDC Officers are managing this project with HAT Projects Ltd undertaking the production of the document and part of the public consultation exercise.

Risks: the adoption of the Design SPD will assist in the replacement of poor quality housing with properties which are built to appropriate standards taking into account environmental factors such as flood risk. The adoption of the standards contained in the Design SPD will improve the safety and amenity of residents.

LEGAL

Policy PP14 of the Tendring Local Plan states that ‘Brooklands’, ‘Grasslands’ and ‘the Village’ areas of Jaywick Sands are Priority Areas for Regeneration. Paragraph 6.10.5 explains that that the Council will produce a Design SPD to guide replacement dwellings and small infill development; the Design SPD will fulfil this commitment in the Local Plan.

The Design SPD is being prepared under the terms of the Planning and Compulsory Purchase Act 2004 (as amended) and the Town and Country Planning (Local Planning) (England) Regulations 2012 (as amended) (Regulations11-16).

The process for preparing SPD’s is similar to a Local Plan document. However, an SPD is not subject to an independent examination by the Planning Inspectorate. There are four main stages in their production:

1. Preparation and informal consultation
2. Statutory Consultation (four to six weeks)
3. Consideration of representations and completion of final draft of the SPD’s

4. Adoption of the SPD

The Committee report requests permission from Members to proceed with Stage 2 of the process.

There is not a legal requirement for SPD's to be accompanied by Sustainability Appraisal and this is reinforced in national planning guidance. However, in exceptional circumstances, there may be a requirement for SPD's to be subject to Strategic Environmental Assessment (SEA) where it is considered likely that they may have a significant effect on the environment that has not already been assessed within the SEA of the Local Plan. A screening assessment has been undertaken and concludes that further such assessment is not necessary. A screening exercise has also been carried out to determine whether the document gives rise to the need for an Appropriate Assessment (under the Habitats Regulations). This similarly concludes that such an assessment is not necessary.

The SPD is supported by an Equality Impact Assessment. This concludes that the Design SPD will not have a significant adverse impact on persons sharing any of the characteristics protected under the Equality Act 2010.

Following consultation, the Council will carefully consider all representations received before deciding whether any amendments to the draft SPD are required. Once adopted, the Design SPD will be formal planning guidance and will be considered as a material consideration when assessing planning applications.

OTHER IMPLICATIONS

Crime and Disorder: the replacement of poor quality housing with more secure accommodation should lead to less crime and disorder. The police will be consulted as part of the consultation exercise.

Equality and Diversity: The Design SPD has been subject to an Equalities Impact Assessment (EQIA).

Health Inequalities: The general health in Jaywick Sands is poor, with over 20% of residents in bad health or very bad health according to 2011 census data. Across Jaywick Sands only 25% of residents are in very good health, while Tendring district averages at just under 40%, and nearly 50% nationally. There is not much variation, though Brooklands and Grasslands are worse, with poor health almost five times higher than the national average. As this area actually has the youngest age profile of all the Jaywick Local Super Output Areas, it is particularly concerning that the concentration of poor health is found in this area. This also correlates with the Index of Multiple Deprivation data on health. The improvements in housing will improve the living standards of residents and result in less health inequalities.

Area or Ward affected: West Clacton and Jaywick Sands Ward

Consultation/Public Engagement: See 'consultation' section below.

PART 3 – SUPPORTING INFORMATION

BACKGROUND

The regeneration of Jaywick Sands currently comprise two key work streams:

- The Jaywick Sands Design Guide SPD; and
- The Jaywick Sands Place Plan (outlined in a separate committee report)

The Design Guide SPD aims to guide the development of new and replacement dwellings within the existing residential areas of Brooklands, Grasslands and the Village.

This Design Guide SPD is a tool for:

- Planning officers in determining planning applications and pre-application submissions
- Property owners and developers, and their design and planning consultants, in producing proposals for their sites
- Stakeholder and community members when commenting on planning applications or early stage proposals

Much of the site, including existing residential development, is within an area at high risk of flooding. Public safety is the highest priority and the Council has worked, in particular with the Environment Agency, to identify a strategy to safeguard and improve public safety as well as achieve wider regeneration benefits for the community. It has already been accepted that regeneration of the area presents an opportunity to improve the safety of existing residents. The agreed approach is to allow new development, including new dwellings, in the area and to manage risk from flooding through bespoke building design rather than by resisting development as a standard sequential test would do. This approach to the sequential and exception test is outlined in the background document Jaywick Sands – Approach to betterment, sequential and exception test - Technical Guidance. April 2022.

The current absence of a design guide means proposals are submitted which do not meet the required standards of safety and amenity and result in protracted negotiations with the Council, delaying development within Jaywick Sands. Clear guidance helps the applicant, the community and the Council facilitate regeneration which benefits the community as a whole.

JAYWICK SANDS DESIGN GUIDE SPD

The Design SPD is split into nine chapters:

1. Introduction

This section outlines the planning policy context and who should use the design guide, namely property owners, community members, planning officers, design and planning consultants and property developers. The introduction contains a checklist of the requirements for single plot

development and multi-plot development. The document states ‘the Design Guide therefore differentiates between requirements for replacement homes (proposals to replace an existing single home with a new home on the same plot) and proposals for multi-plot development. For replacement homes on a single plot, parking and external amenity space standards can be relaxed but internal space standards should meet national technical standards, and daylight, sunlight and overlooking of neighbouring private amenity spaces, should meet accepted best practice.’

2. Characterisation

This section describes the history, character and landscape setting of Brooklands, Grassland and the Village. In particular, policy 2B seeks to maintain the local character of the area while facilitating new development. It states that ‘the distinctive gridded street pattern and plot pattern of Jaywick Sands should be maintained, including the primary north-south orientation of the streets’ and ‘developments of multiple homes should achieve variety and visual interest along the street. Groups of more than eight identical homes should be avoided.’

3. Flood resistance and resilience

This outlines the specific criteria, which has been agreed with the Environmental Agency, to allow new replacement dwellings on Jaywick Sands; this provides clear criteria to the developer, early on in the process, to create a flood resilient design. Page 34 provides an indicative diagram.

4. Massing, scale and building form

A number of criteria are outlined to assess the requirements of the proposal in terms of the site, massing, scale and building form. In particular, the document states that ‘the small plot sizes and the requirement to create a safe refuge space above the flood datum, mean that all new dwellings will be at least 1.5 storeys high above street level. Scale, massing and building form must therefore be very carefully considered to ensure adequate amenity and privacy for existing and new residents.’

5. Streetscape and parking

The criteria seeks to ensure appropriate boundary treatments are developed to ensure attractive street frontages which maximises natural surveillance. The appropriate parking standards are elaborated on, in particular, the requirement for off-street parking in new development proposals.

6. Internal and external space standards

The document states that ‘existing homes in Jaywick Sands, particularly within Brooklands and Grasslands, are very small and heavily overcrowded, with 94% of homes within the worst areas being official overcrowded, defined as having insufficient space to meet the household’s needs. Overcrowding impacts residents physical and mental health; the ability of children to study, and family relationships. The level of overcrowding in Jaywick Sands contributes to its poor ranking in the national Index of Deprivation...’ (p39). As such, in new development, the document seeks to ensure there will be no relaxation of Nationally Described Space Standards for minimum internal areas or floor-to-ceiling height.

In addition, for the health and well-being of residents, the provision of appropriate outdoor space is required. Given the characteristics of Jaywick Sands, the criteria in 6B seeks to relax the private amenity space standards contained in the Local Plan whilst facilitating adequate provision in the context of the area. Where plots are redeveloped within the existing street layout and homes are designated as un-extendable through the withdrawal of Permitted Development rights, the criteria deems the following standards as appropriate:

- a. One bedroom homes - 25m² private amenity space
- b. Two bedroom homes - 40m² private amenity space
- c. Three or more bedroom homes - 75m² private amenity space
- d. For flats, a minimum of 5m² private balcony space must be provided, along with private shared amenity space to Essex Design Guide standards (a minimum of 25m² per dwelling)

7. Climate change and biodiversity

Fuel poverty is a significant concern within Jaywick Sands; this combined with the Council's declared climate change emergency means that appropriate standards in building design, insulation and renewable energy generation should be incorporated in any new development. The criteria also seeks to ensure that surface water drainage is managed to avoid worsening existing issues. Finally, proposals should mitigate any harm to the local wildlife within the vicinity.

Appendix: worked examples of applications of design guidance

The appendix shows how the application of the design principles outlined in the document should be applied in practice. This section describes in detail the design principles which should be applied in the following development scenarios:

1. Typical Brooklands/Grasslands plot - single plot replacement dwelling or combining plots to create larger single family homes;
2. Village seafront/Broadway plots – single plot replacement;
3. Tandem plot replacement dwellings;
4. Comprehensive redevelopment of multiple plots - up to 3 storeys

Consultation

The Design SPD will be subject to a six weeks of statutory public consultation. The document will also form part of the consultation exercise for the Jaywick Sands Place Plan.

APPENDICES

Appendix 1 – Jaywick Sands Design Guide Supplementary Planning Document Consultation Draft April 2022 **(Please contact Anthony Brindley if you would like a copy of this Appendix. You can email him at the following address: abrindley@tendringdc.gov.uk or telephone him on (01255) 686189.)**

BACKGROUND DOCUMENTS

- Strategic Environmental Assessment and Habitats Regulation Assessment Screening Opinion
- Equalities Impact Assessment
- Jaywick Sands – Approach to betterment, sequential and exception test - Technical Guidance. April 2022
- Consultation Statement May 2022

(Please contact Anthony Brindley if you would like a copy of these background documents. You can email him at the following address: abrindley@tendringdc.gov.uk or telephone him on (01255) 686189.)

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PLANNING POLICY AND LOCAL PLAN COMMITTEE

31 MAY 2022

REPORT OF THE ACTING DIRECTOR (PLANNING)

A.3. EAST ANGLIA GREEN – NON-STATUTORY CONSULTATION

(Report prepared by Gary Guiver)

PART 1 – KEY INFORMATION

PURPOSE OF THE REPORT

To seek the Planning Policy and Local Plan Committee's comments on initial proposals from the National Grid for the 'East Anglia Green' 400kV and a draft response from Tendring District Council to the current non-statutory consultation exercise.

EXECUTIVE SUMMARY

To help achieve the government ambition to achieve net zero carbon by 2050 and to ensure the power network has the capacity to accommodate a projected increase in demand for electricity generated from renewable means, National Grid is proposing the 'East Anglia Green' project. This involves:

- A new 400kV powerline between Norwich and Bramford (near Ipswich);
- A new 400kV powerline between Bramford and Tilbury; and
- A new 400kV substation in the Tendring area to facilitate the connection to the proposed North Falls Offshore Windfarm and Five Estuaries Offshore Windfarm – both of which are to be located off the Tendring coast.

As a Nationally Significant Infrastructure Project (NSIP), the planning process will be overseen by central government and a specialist unit within the Planning Inspectorate. National Grid will be seeking a 'Development Consent Order' (DCO) from government, as opposed to planning permission from the local authority – however local authorities like Tendring District Council will be consultees in the process.

The project is currently at a non-statutory pre-application stage where National Grid are inviting comments on its initial proposals. Its intention is to proceed to a statutory consultation in 2023, the submission of the DCO application in 2024, an examination and decision process over the course of 2024 to 2026, construction between 2027 and 2030 and connection/operation from 2030/31,

The current eight week non-statutory consultation commenced on 21st April and closes on 16th June and National Grid have put in place a programme of briefing sessions for stakeholders, communities and other interested parties – many of which have already taken place.

In anticipation that the North Falls and Five Estuaries Offshore Windfarms (which will be the subject of their own DCO process in due course) will connect to the grid in Tendring (between Holland Haven and Frinton on Sea), it is proposed that there will be a large electricity substation in the Tendring District. This will enable connection of the windfarms to the new 400kV Norwich to Tilbury powerline.

The preferred location of the substation is on land close to the existing 132kV substation south of Lawford and west of Little Bromley and that the land-take will be around 20hectares (taking into account the need for landscaping). It is also anticipated that two additional 132kV 'customer' substations serving each of the two separate windfarms could be located in and around the same area.

The preferred route for the 400kV powerline would enter Tendring to the substation to the north of Ardleigh, coming in from the north through the Dedham Vale Area of Outstanding Natural Beauty (AONB) and out to the south around the north of Colchester.

Apart from the section that passes through the Dedham Vale AONB which is to be provided underground to minimise landscape impacts, the remainder of the powerline is intended to be suspended from pylons.

Essex County Council is working on behalf of all affected local authorities to coordinate a technical response to each stage of the DCO project however Tendring District Council can provide its own response and may wish to do so from a community perspective.

Informed by initial feedback from communities and informal discussion with TDC Members, Officers have prepared a draft response to the non-statutory consultation on which comments are invited from the Planning Policy and Local Planning Committee. With the agreement of the Leader of the Council and Planning Portfolio Holder, it is intended that a final version of the response will be submitted to National Grid before the consultation period closes on 16th June.

RECOMMENDATION

That the Planning Policy and Local Plan Committee –

- (a) considers the draft response to the non-statutory consultation on the East Anglia Green project outlined in Appendix 1 and decides what comments, if any, it wishes to submit to the Leader of the Council and the Planning Portfolio Holder; and**
- (b) notes that, with the approval of the Leader of the Council and the Planning Portfolio Holder, a final version of the response will be submitted to National Grid before the consultation period closes on 16th June 2022.**

PART 2 – IMPLICATIONS OF THE DECISION

DELIVERING PRIORITIES

Tendring District Council has declared a climate emergency and the East Anglia Green project is designed to assist in achieving the national target of zero carbon by 2050. Whilst the planning process for this project is to be administered at central government level, the Council has a role as a consultee in representing its communities to influence the process as best as it can to achieve the best outcome for the District and its residents.

RESOURCES AND RISK

The Council's role is that of a consultee on this project as it is classed as a Nationally Significant Infrastructure Project (NSIP) for which a Development Consent Order (DCO) will be sought from central government.

Essex County Council is working with all affected local authorities in Essex to coordinate a technical response at the various stages of the DCO project which may or may not require additional support from the local authorities as the project progresses – particularly if external consultancy support or independent professional advice is required.

There is a risk that development will be allowed to proceed without addressing local concerns, however there could also be opportunities arising from the development that could be maximised to benefit local communities – and these are open for discussion.

LEGAL

As stated above, the proposed development is classed as a Nationally Significant Infrastructure Project (NSIP) for which the planning process is administered by central government. The Council's role in the process is therefore that of a consultee.

OTHER IMPLICATIONS

Area or Ward affected: Ardleigh and Little Bromley; Lawford, Manningtree & Mistley (however the location of the substation could have implications for the route through the District taken in connecting to the North Falls and Five Estuaries Wind Farms.

Consultation/Public Engagement: The current non-statutory consultation exercise end on 16th June 2022 and to date has included a variety of briefings and community events. On Saturday 28th May 2022, the project team will be at Lawford Venture Centre between 10am and 4pm to discuss the project and answer any questions. This non-statutory consultation is one part of the overall process and there will be a statutory consultation in 2023.

PART 3 – SUPPORTING INFORMATION

Full details of the East Anglia Green project can be found on the following weblink: [East Anglia GREEN | National Grid ET](#) however a summary of the project (as far as it affects Tendring) and the consultation process is set out below.

The proposal from National Grid is aimed at helping the country achieve net zero carbon by 2050. It involves:

- A new 400kV powerline between Norwich and Bramford;
- A new 400kV powerline between Bramford and Tilbury; and
- A new 400kV substation in the Tendring area to facilitate the connection of the [North Falls Offshore Wind Farm](#) and [Five Estuaries – Offshore wind farm](#) to the grid.

The planning application for this major project would be determined by government as ‘Nationally Significant Infrastructure Projects (NSIP)’ which would result in the granting of a ‘Development Consent Order’. However local authorities are consultees and Essex County Council is working with Essex Districts to provide a coordinated technical response.

The proposed timetable (taken from a presentation to Officers on 29th March) is:

Milestone	Start	Finish
Routeing and Siting	Q2 2021	Q1 2022
Project website launch	Q1 2022	Q1 2022
Non-statutory Consultation	Q2 2022	Q2 2022
Statutory Consultation	Q2 2023	Q2 2023
Environmental Impact Assessment	Q3 2022	Q2 2024
DCO Submission	Q4 2024	Q4 2024
DCO Examination and Decision	Q4 2024	Q2 2026
Construction	Q1 2027	Q4 2030
Connection	Q2 2030	Q4 2030

The eight week non-statutory consultation commenced on 21st April and close on 16th June. The purpose of the non-statutory consultation is to:

- Introduce and provide an overview of the project to the public;
- Explain the development journey that has refined the proposals to date;
- Present and explain the preferred route corridor and substation site;
- Gather feedback on the work to date and the future consultation proposals; and
- Outline next steps.

The consultation has involved newsletters and other on-line material, information provided to libraries and village halls, face-to-face and virtual public events and briefings for MPs, Councillors and affected Town/Parish Councils. An event is being held on Saturday 28th May at Lawford Venture Centre between 10am and 4pm.

As part of the non-statutory consultation, National Grid has gone public for the first time with its preferred route for the new powerlines and the substation. The consultation exercise provides an explanation for the thought-process and the different factors that have been taken into account into identifying options, and the preferred options.

Tendring substation (graphics taken from presentation to Officers from National Grid)

The project

Our proposals for East Anglia GREEN reinforcement include:

- 60 km new 400 kV overhead line between Norwich and Bramford (AENC in NOA)
- 120 km new 400 kV overhead line between Bramford and Tilbury (ATNC in NOA)
- underground cables through Dedham Vale AONB
- new 400 kV substation, to be connected into the new Bramford – Tilbury circuit, to connect North Falls and Five Estuaries offshore wind farms.



National Grid | East Anglia GREEN | April 2022

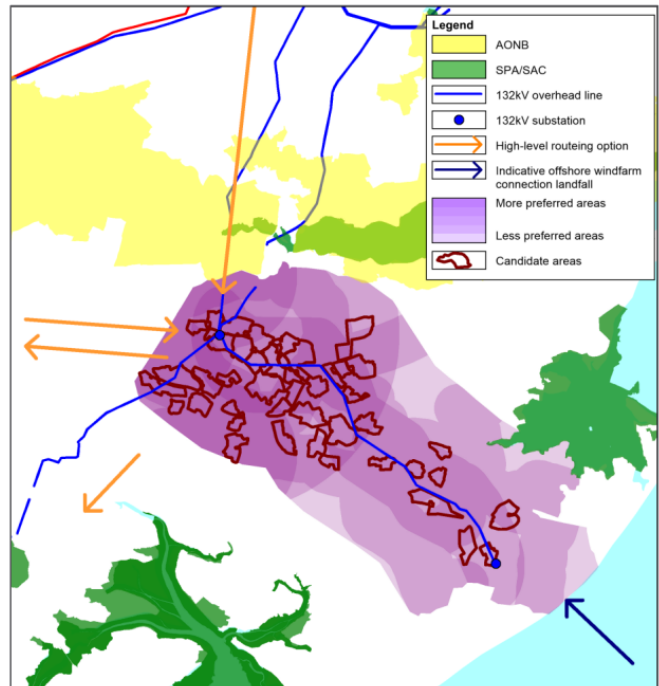
18

North Falls and Five Estuaries windfarms expected to connect to the mainland in Tendring, between Holland-on-Sea and Frinton-on-Sea. These are the subject of separate NSIP and DCO processes.

Options identification

Options drivers

- Site large enough to host NG substation, plus two customer substations there or nearby;
- shorter 400kV overhead line required preferred;
- potential to mitigate through removal of 132kV overhead lines; and
- proximity to the A and B road networks.



National Grid | East Anglia GREEN | March 2022

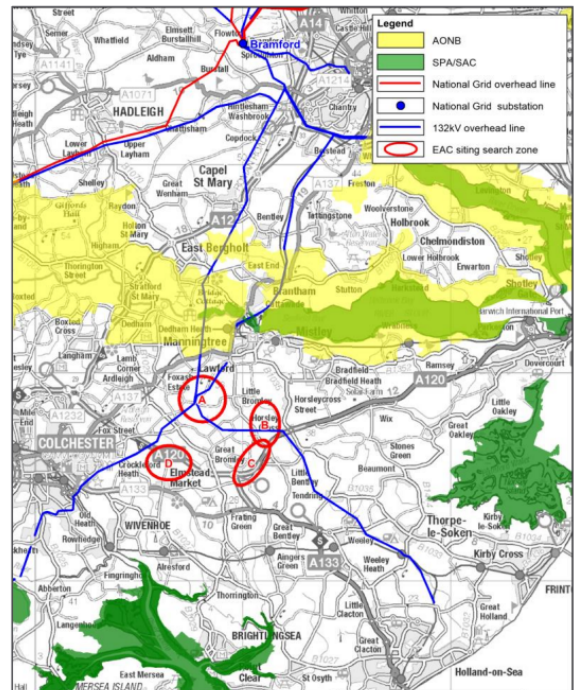
42

National Grid have considered various locations for a sub-station through the centre of Tendring, but its preference would be for the substation to be as close to the new 400kV powerlines as possible.

Options filtering

Options filtered with consideration of

- scope for mitigation;
- nature of adjacent roads;
- availability of existing screening elements;
- proximity of adjacent residential properties or listed buildings;
- public rights of way and cycle routes;
- the presence of any potentially valuable landscape elements; and
- the relative length of OHL and cable



National Grid | East Anglia GREEN | March 2022

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Further refinement identified four potential locations for the substation:

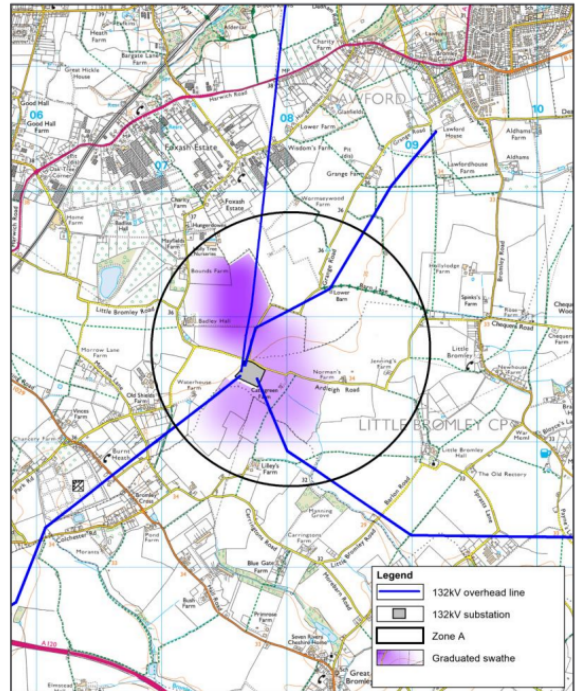
- North of Elmstead Market;

- North of A120/A133 slip road;
- West of Horsley Cross; and
- Close to existing substation near Ardleigh/Little Bromley/Lawford.

Preferred option

Zone A

- North of Lawford Grid 132kV substation
- Potential for customer substations in adjacent fields



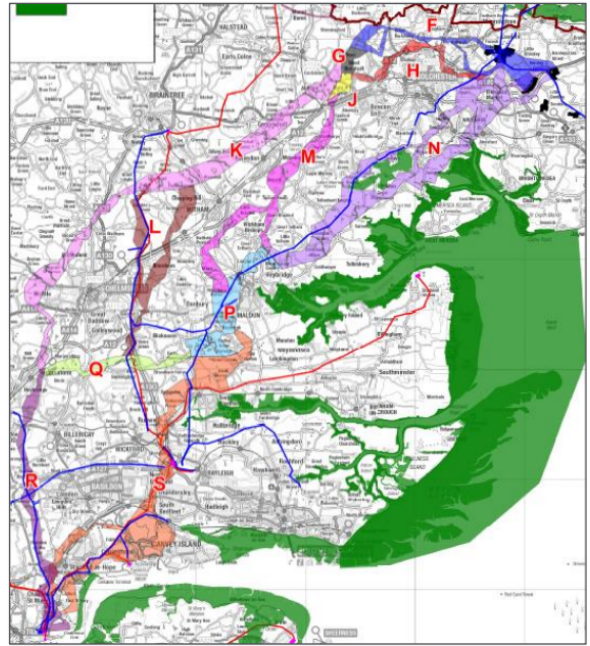
National Grid | East Anglia GREEN | March 2022

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The preferred location is that in the Ardleigh/Lawford/Little Bromley area to north of an existing substation. There is potential for the additional two 'customer sub-stations' (to which each of the two windfarms would connect) to be located in adjacent fields.

Option selection

- Filtering process to identify viable end-to-end corridors or best performing sites
- Further assessment undertaken as necessary
- Decision workshops to compare costs and benefits of each corridor/site and determine preferred
- Guided by Holford & Horlock rules

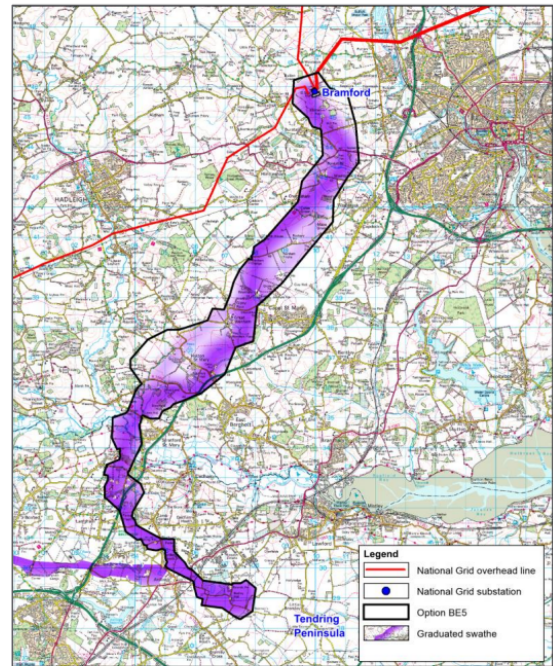


Several route options have been considered for the Bramford to Tilbury 400kV Powerline. They involve different approaches to connecting with the Tendring substation – including a ‘coastal route’ to the east of Colchester and a more ‘inland route’ going around the north of Colchester and through the middle part of Essex.

Preferred option

Option BE5

- Enters Bramford substation from south east
- Runs parallel to A12
- Crosses AONB to west of Stratford St Mary
- Approaches connection node north of Ardleigh
- Enters connection node from west



National Grid | East Anglia GREEN | March 2022

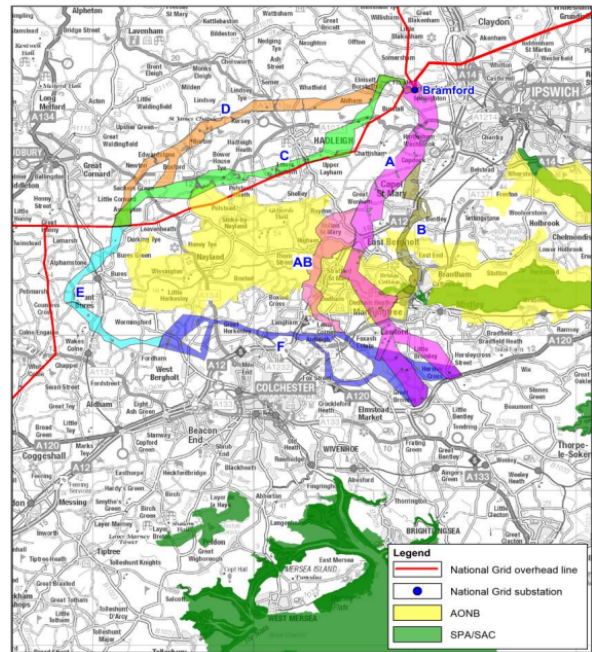
53

The preferred route is that extending north and west of Colchester – thus avoiding impact on the sensitive internationally important wildlife sites along the coast, and the Garden Community site. It would however pass through the parish of Ardleigh and would consist of a large overhead cable and pylons, within a fairly close proximity to the north of Ardleigh village.

Options identification

Options identified

- Two initial core options
 - Through and around AONB
- Sub-options for branches of the corridor
 - Parallel to existing OHL or not; various routes through AONB
- Corridors assessed in sections to aid potential for combining



National Grid | East Anglia GREEN | March 2022

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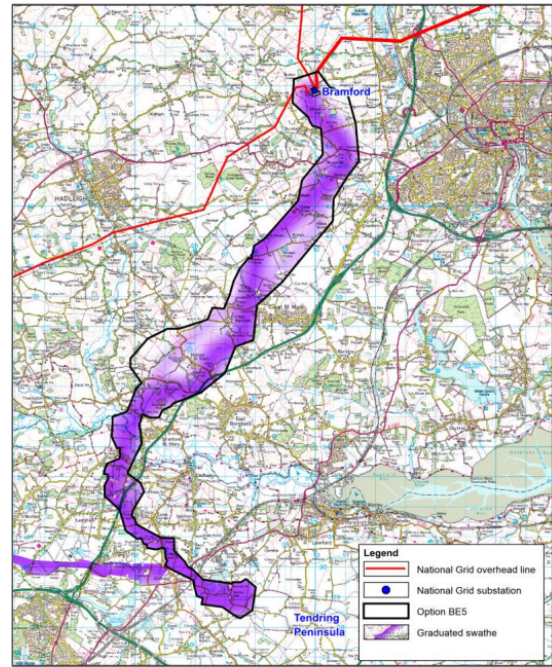
To get from the substation to Bramford, the powerline will either have to pass through the Dedham Vale Area of Outstanding Natural Beauty, or around it. Above are the different route options that have been considered for that section.

National Grid's preference is for one of the routes passing through the AONB, but avoiding Flatford Mill and some of the more sensitive features of Constable Country. There is in expectation in national planning policy for electricity infrastructure, for cables to go underground through the AONB – but there would still be short-term damage – a circa 200m trench that would be replanted and restored following the works.

Preferred option

Option BE5

- Enters Bramford substation from south east
- Runs parallel to A12
- Crosses AONB to west of Stratford St Mary
- Approaches connection node north of Ardleigh
- Enters connection node from west



National Grid | East Anglia GREEN | March 2022

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The preferred route to Bramford would involve an overhead powerline passing close to the northern edge of Ardleigh village.

Whilst Essex County Council is leading on a coordinated technical response to the consultation, Officers have been asked to prepare a separate Tending District Council response that reflects community considerations.

From informal feedback from Councillors and communities, it is suggested that the response makes the following points and observations:

- The Council recognises that this proposal will be determined through the NSIP process by central government, supports the comments submitted via Essex County Council but wishes to make a number of comments on behalf of its communities.
- Concern that alternative routes, including a potential underground route for powerlines beneath the seabed around the coast have been discounted and suggest that such options are considered further.
- Concern about the landscape, visual and potential health impact of giant overhead pylons, particularly where they run close to existing communities such as Ardleigh.
- Concern that overhead powerlines are a technology that has been in place for some 100 years and are known to lose a considerable amount of power along the length of their route and are considered an inefficient and outdated means of transporting energy.
- Suggest that more of the powerline route is underground – particularly the relatively short stretches between the AONB and Ardleigh and out towards Colchester.

- Concern about the scale and height of the substation in the preferred location and the impact on rural lanes during the construction period – particularly if two customer substations are likely to be sited in a similar location.
- The Tendring District is a key contributor to national renewable energy generation with a large proportion of wind and solar farms being located both within the District and off its coast – however, the communities in Tendring affected by these developments receive all the impacts with little or no tangible benefits.
- The benefits to the affected communities must be maximised through either some form of planning gain to protection of the local environment, upholding the integrity of the coastline, support for local projects, a focus on providing training and job opportunities and local discounts on energy bills.

The Committee is invited to consider and comment on the draft response prepared by Officers in Appendix 1 to ensure it captures the main messages the Council wants to put forward to National Grid.

APPENDICES

Appendix 1 – Draft response from Tendring District Council to the non-statutory consultation on the East Anglia Green project.

East Anglia Green Energy Enablement (GREEN)

Consultation feedback form

April 2022

National Grid is consulting on proposals to reinforce the high voltage electricity transmission network from Norwich Main substation in Norfolk to Bramford substation in Suffolk, on to Tilbury substation in Essex, as well as a proposed connection substation to connect new offshore wind generation.

DRAFT

The proposed reinforcement is around 180 km and would comprise mostly overhead line (including pylons and conductors – the 'line' part) and underground cabling through the Dedham Vale Area of Outstanding Natural Beauty (AONB) and a new 400 kV connection substation in the Tendring district.

In recent years, the UK has begun a nationwide transformation towards cleaner, greener energy consumption. The Government has set ambitious targets to achieve net zero by 2050 and expects 40 GW of electricity to be generated from offshore wind by 2030.

These ambitions, coupled with increased demand for interconnection and new nuclear power, mean that generation in East Anglia is set to significantly increase. Our network studies show that the reinforcement needs to be in place before the end of the decade, and we need to start work to take the proposals forward.

We are seeking your views on our work to date. Knowing what matters to you matters to us. Your feedback is important to help us as we develop our proposals in more detail.

We will set out how we have considered your consultation responses in the development of our plans within a Consultation Report, which will form part of our application to the Planning Inspectorate

You are welcome to answer all or some of the questions in this form, depending on the locations and issues that are most important to you. There is also an opportunity to comment generally on the project and this consultation.

We have published a set of documents that will provide you with information on East Anglia GREEN:

- consultation newsletter
- Project Background Document
- Corridor Preliminary Routeing and Siting Study report.

These documents are available on our website nationalgrid.com/east-anglia-green. If you wish to receive paper copies of these documents or need them in another format, please get in touch (please note print charges may apply).

Please submit your response by **Thursday 16 June 2022**. Responses received after this date may not be considered as part of this consultation. To return this feedback form free of charge, please address your envelope to **Freepost EAST ANGLIA GREEN** (no stamp or further address details are required).

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About you

Your details

Title: First name:

Surname:

Organisation / group (if responding on behalf of an organisation):

Address:

Postcode:

Email address:

Please tick here if you would like us to keep you updated about our proposals via email

How would you describe your interest in East Anglia GREEN?

- | | |
|---|---|
| <input type="checkbox"/> Local resident | <input checked="" type="checkbox"/> Statutory organisation (please specify in the text box below) |
| <input type="checkbox"/> Local representative (e.g. Councillor, MP) | <input type="checkbox"/> Other (please specify) |
| <input type="checkbox"/> Landowner | |
| <input type="checkbox"/> Local business owner | |
| <input type="checkbox"/> Regular visitor | |
| <input type="checkbox"/> Local interest group member (if so, please name) | |
- Affected local authority

General

1. As part of the goal for delivering net zero carbon emissions in the UK by 2050, and the need to connect 40 GW of offshore wind energy by 2030 as part of this goal, do you agree with the identified need for East Anglia GREEN in upgrading the region's energy infrastructure (as described from page 20 in the Project Background Document)?

- | | |
|---|--|
| <input type="checkbox"/> Strongly agree | <input type="checkbox"/> Disagree |
| <input checked="" type="checkbox"/> Agree | <input type="checkbox"/> Strongly disagree |
| <input type="checkbox"/> Neither agree nor disagree | <input type="checkbox"/> Unsure |

Policy context

2. How concerned are you about the following? Please tick as relevant

	1 Very concerned	2 Concerned	3 Neutral	4 Not that concerned	5 Not at all concerned
The effect of climate change/global warming on your life	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
The effect of climate change/global warming on the lives of future generations	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

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3. To what extent do you agree or disagree with each of the following statements?

Please tick as relevant

	1 Strongly agree	2 Agree	3 Neither agree or disagree	4 Disagree	5 Strongly disagree
The UK meeting its target of net zero carbon emissions by 2050 is important to you	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
With more renewable energy connecting in East Anglia, it is important to reinforce the network between Norwich and Tilbury to enable this energy to be transported to where it is needed	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Having domestic energy sources and the associated infrastructure would help increase the UK's energy security	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Increasing our domestic renewable energy production and associated infrastructure would make us less reliant on imported oil and gas	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Our proposals

We are asking for your feedback on our proposals as a whole and our approach. We are also asking for your feedback on the sections of the reinforcement that you feel are more relevant to you.

If you need to add more comments, please feel free to provide on a separate piece of paper or use the box after question 11.

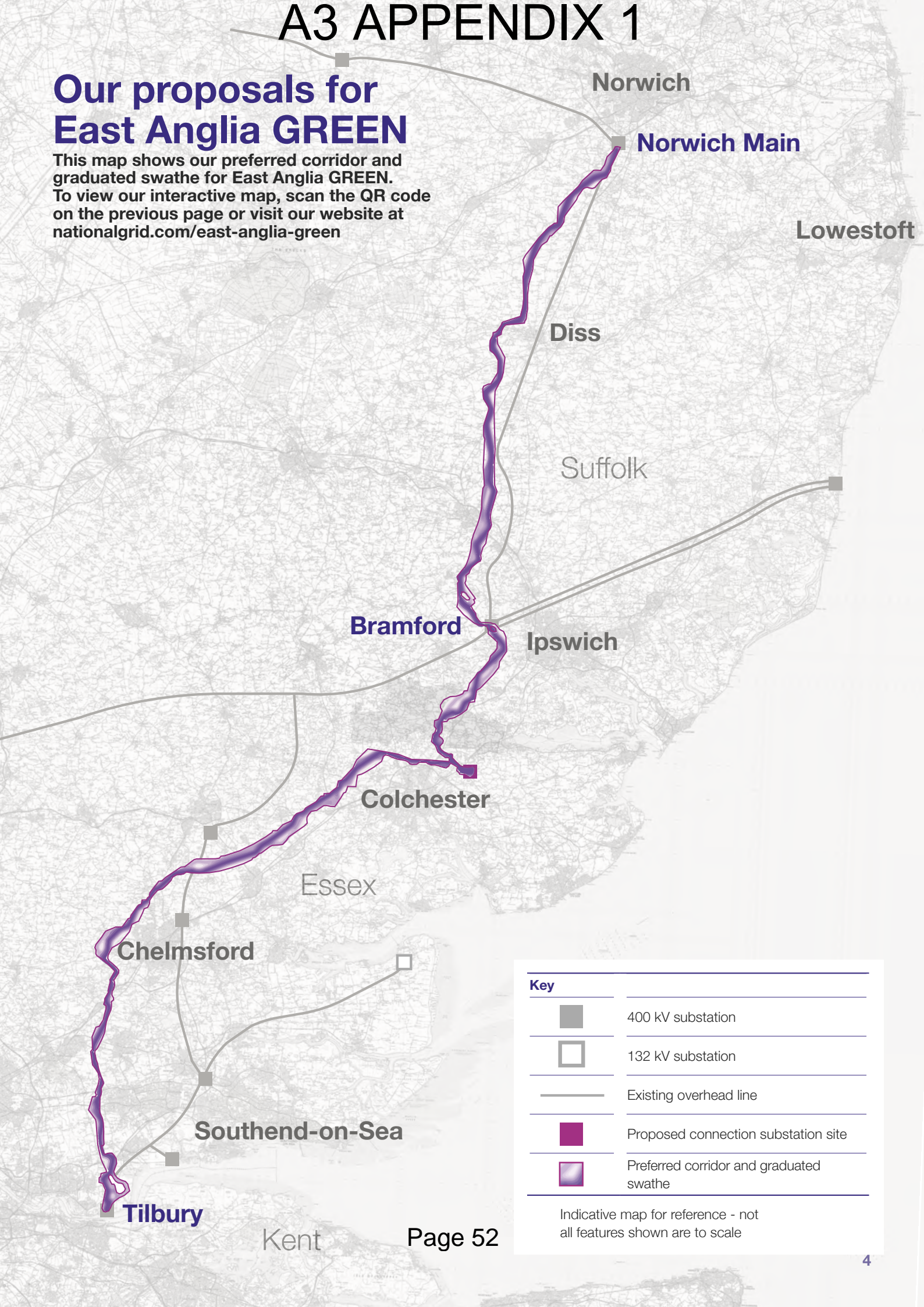
More detailed maps of the preferred corridor and specific sections of the corridor can be viewed in the Project Background Document and on the East Anglia GREEN website interactive map.

To view the interactive map, scan the QR code below or visit our website at: nationalgrid.com/east-anglia-green








Our proposals for East Anglia GREEN

This map shows our preferred corridor and graduated swathe for East Anglia GREEN. To view our interactive map, scan the QR code on the previous page or visit our website at nationalgrid.com/east-anglia-green



Key

	400 kV substation
	132 kV substation
	Existing overhead line
	Proposed connection substation site
	Preferred corridor and graduated swathe

Indicative map for reference - not all features shown are to scale

A3 APPENDIX 1

Our preferred corridor and graduated swathe

To help provide feedback on the area that is most relevant to you, we have divided our preferred corridor into geographical sections as it crosses local authority areas.

When you provide your answers please tell us which section they relate to.

4. The preferred corridor

We considered and assessed a number of options to select a preferred corridor. Do you agree with the process we have taken?

(Please refer to the Project Background Document from page 38)

- | | |
|---|--|
| <input type="checkbox"/> Strongly agree | <input checked="" type="checkbox"/> Disagree |
| <input type="checkbox"/> Agree | <input type="checkbox"/> Strongly disagree |
| <input type="checkbox"/> Neither agree nor disagree | |

Please indicate which local authority section(s) of the route your response relates to (please tick all that apply)

- | | |
|--|---|
| <input type="checkbox"/> South Norfolk | <input type="checkbox"/> Chelmsford |
| <input type="checkbox"/> Mid Suffolk | <input type="checkbox"/> Brentwood and Basildon |
| <input checked="" type="checkbox"/> Babergh, Tendring and Colchester | <input type="checkbox"/> Thurrock |
| <input type="checkbox"/> Braintree | <input type="checkbox"/> Entire route |

Please tell us the reason for your answer and if you think there is anything we should take into consideration when developing our plans.

Please see the technical response prepared by Essex County Council on behalf of local authorities in Essex affected by the East Anglia Green proposals.

In representing its local communities, Tendring District Council believes that greater consideration should be given to a route for the powerline around the coast and beneath the sea bed in order to avoid the impacts to the landscape and to communities arising from large overhead lines suspended by pylons and the impact on Areas of Outstanding Natural Beauty.

A3 APPENDIX 1

5. The graduated swathe

We have shown a graduated swathe within the preferred corridor to indicate where we feel it is most likely that any infrastructure (pylons, overhead lines, underground cables, substation etc.) may be built.

(Please refer to the Project Background Document from page 38)

Please indicate which local authority sections(s) of the route your response relates to (please tick all that apply)

- | | |
|--|---|
| <input type="checkbox"/> South Norfolk | <input type="checkbox"/> Chelmsford |
| <input type="checkbox"/> Mid Suffolk | <input type="checkbox"/> Brentwood and Basildon |
| <input checked="" type="checkbox"/> Babergh, Tendring and Colchester | <input type="checkbox"/> Thurrock |
| <input type="checkbox"/> Braintree | <input type="checkbox"/> Entire route |

Are there any features within the graduated swathe that you think we should take into consideration when developing our plans?

Please see the technical response prepared by Essex County Council on behalf of local authorities in Essex affected by the East Anglia Green proposals.

Tendring District Council is particularly concerned about the close proximity of the preferred route to the community of Ardleigh and would strongly suggest that for this short section of the route around Ardleigh and the Dedham Vale AONB, the powerline could be provided underground - minimising the visual and landscape impact on this community.

6. Dedham Vale Area of Outstanding Natural Beauty (AONB)

This section of the reinforcement needs to connect from Bramford substation to the new connection substation on the Tendring Peninsula. We are proposing to route through the AONB using underground cables.

Please comment on any aspects of the routeing and mitigation that you would like to see in relation to our proposals through the AONB.

(Please refer to the Project Background Document pages 37, 44 and 56)

Please see the technical response prepared by Essex County Council on behalf of local authorities in Essex affected by the East Anglia Green proposals.

From Tendring District Council's perspective, it believes that greater consideration should be given to an offshore powerline route that would avoid the need for the powerline to pass over land and through/under the AONB. Whilst the grounding of the powerline through the AONB would bring about temporary disruption that would be mitigated over time, it would still bring about significant damage to the area and affect the tourism industry during the construction period.

A3 APPENDIX 1

Substations

7. The preferred substation site on the Tendring Peninsula

We considered and assessed a number of options to select a substation site. Do you agree with the process we have taken?

(Please refer to the Project Background Document on page 42)

- | | |
|---|--|
| <input type="checkbox"/> Strongly agree | <input checked="" type="checkbox"/> Disagree |
| <input type="checkbox"/> Agree | <input type="checkbox"/> Strongly disagree |
| <input type="checkbox"/> Neither agree nor disagree | |

Please tell us the reason for your answer and if you think there is anything we should take into consideration when developing our plans.

Please see the technical response prepared by Essex County Council on behalf of local authorities in Essex affected by the East Anglia Green proposals.

Tendring District Council is concerned that the assessment of different site options, the survey process and the way in which landowners and communities were notified and engaged in the process brought about significant distress, speculation and uncertainty - and that some surveys were undertaken without the landowners' knowledge.

8. Please comment on any aspects of the site and/or areas of mitigation that you would like to see in relation to our proposals for a new connection substation.

Please see the technical response prepared by Essex County Council on behalf of local authorities in Essex affected by the East Anglia Green proposals.

Tendring District Council is extremely concerned about the potential land-take and height of a new substation in the preferred location and the poor road access, via narrow country lanes which will be badly affected during the construction process. These concerns are magnified by the fact that potentially two additional customer substations might also be located within close proximity.

9. Associated work at existing substations

We will need to connect the reinforcement into existing substations at Norwich Main, Bramford and Tilbury and to carry out some work at these locations.

(Please refer to the Project Background Document pages 52 (Norwich Main), 54 (Bramford) and 64 (Tilbury).

Please indicate which substation your response relates to (please tick all that apply)

- | | |
|---------------------------------------|---|
| <input type="checkbox"/> Norwich Main | <input type="checkbox"/> Tilbury |
| <input type="checkbox"/> Bramford | <input type="checkbox"/> All of the above |

Is there anything that you think we should consider in relation to this work?

No comment.

Other considerations

10. Refining our proposals

We will carry out further assessments and considerations to help us decide where we could locate new infrastructure within the preferred corridor and preferred substation site.

Are there any particular features, considerations or mitigation that you think we should consider as we refine our proposals?

Please see the technical response prepared by Essex County Council on behalf of local authorities in Essex affected by the East Anglia Green proposals.

Tendring District Council has declared a climate emergency and is, in principle, supportive of all measures to tackle climate change. Our district has been at the forefront of renewable energy generation for many years with many windfarms and solar farms being located both on land and off the coast of Tendring. These facilities have and will continue to make significant contributions to electricity generation that will benefit the whole country.

However, whilst Tendring has accommodated and faced the direct impacts of these developments, the communities that are most directly affected see little or no benefit - which is wrong. The Council strongly suggests that if these proposals are to go ahead, that we maximise the benefit to the communities and environments that are most affected.

We invite National Grid to engage in positive discussions about maximising the following benefits and mitigation measures, some of which could be secured through planning obligations or other appropriate means. See suggestions under 11. below.

11. Are there any other considerations we should take into account when developing our proposals?

Please use further paper if needed.

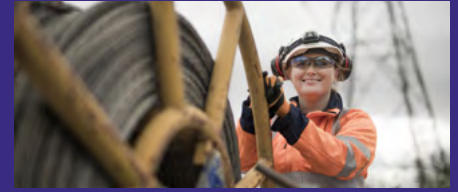
Tendring District Council's suggestions for maximising benefits and mitigation:

- Undergrounding the sections of the powerline around Ardleigh Village where the current proposed route is extremely close to the village and its residents.
- Investment in coastal defences to provide long-term protection for our coastal communities, particularly in the locations where important infrastructure related to the North Falls and Five Estuaries Windfarms are expected to come to shore.
- Minimising the visual and highway impact of any substation(s) through a comprehensive landscaping and highways solution.
- Maximising the opportunity and priority for local people in the affected areas to benefit from training and employment in the renewable energy sector - important jobs that will be needed to undertake the construction and long-term maintenance of the proposed infrastructure.
- Grants for local communities to carry out projects to the benefit of residents and the environment of their areas;
- Significant discounts on energy bills and/or energy vouchers for premises in the areas affected by the development. As stated above, these developments will benefit the whole of the country - yet those residents most affected by the infrastructure receive little or no benefit - that has to change.

A3 APPENDIX 1

Our consultation process

Please let us know your views on the quality of our printed and online consultation materials, our face-to-face consultation events, the accessibility of our webinars, how we have notified people about our proposals, and anything else related to this consultation.



12. Please let us know how you heard about this consultation by ticking one or more of the following boxes:

- | | |
|--|--|
| <input type="checkbox"/> Received a letter from National Grid | <input type="checkbox"/> Saw coverage in local and/or national media |
| <input type="checkbox"/> Received a newsletter from National Grid | <input type="checkbox"/> Saw social media coverage |
| <input type="checkbox"/> Received an email from National Grid | <input type="checkbox"/> Word of mouth |
| <input type="checkbox"/> Received information from a local authority | <input type="checkbox"/> Other (please state) |
| <input type="checkbox"/> Informed by a local elected representative | |
| <input type="checkbox"/> Saw an advert in a local newspaper | |
- Contacted directly by National Grid.

13. Please rate the information included in our consultation materials in terms of how clearly it was presented and how easy it was to understand:

- | | |
|--|------------------------------------|
| <input type="checkbox"/> Very good | <input type="checkbox"/> Poor |
| <input checked="" type="checkbox"/> Good | <input type="checkbox"/> Very poor |
| <input type="checkbox"/> Average | <input type="checkbox"/> Unsure |

Reasons for answer

The graphics and use of colour was particularly useful in explaining the approach to options for route corridors.

14. Please rate how well this consultation was promoted and advertised to the public:

- | | |
|------------------------------------|--|
| <input type="checkbox"/> Very good | <input type="checkbox"/> Poor |
| <input type="checkbox"/> Good | <input type="checkbox"/> Very poor |
| <input type="checkbox"/> Average | <input checked="" type="checkbox"/> Unsure |

Reasons for answer

No specific comments. It may have been beneficial to hold more events in the Tendring area, particularly given the potential location for a substation which is not proposed for other areas along the proposed route.

A3 APPENDIX 1

15. Did you attend one of our face-to-face or online consultation events?

- | | |
|---|------------------------------------|
| <input type="checkbox"/> Yes, face-to-face | <input type="checkbox"/> Yes, both |
| <input checked="" type="checkbox"/> Yes, online | <input type="checkbox"/> No |

16. If you answered yes to question 15, how informative did you find our consultation events?

- | | |
|---|--|
| <input type="checkbox"/> Very informative | <input type="checkbox"/> Not informative |
| <input checked="" type="checkbox"/> Quite informative | <input type="checkbox"/> No opinion |

17. Do you have further comments about our materials, consultation process or any suggestions for how we can improve our consultation?

Tendring District Council is very concerned about an apparent lack of coordination between engagement on East Anglia Green, North Falls and Five Estuaries. Whilst it is understood that these projects are being promoted by three separate organisations, the fact that they are so closely interrelated and are all aimed at helping to achieve government targets for zero carbon, a more coordinated approach to consultation and the planning process should surely be achievable.

Many residents are confused as to the differences between the three projects and are unclear as to how they relate to one another. For example, in considering this consultation, many residents are (as is the Council) interested in understanding how the connection from the offshore windfarms to the substation and 400kV powerline will be achieved - these are questions that National Grid is not in a position to answer as North Falls and Five Estuaries are being promoted separately.

A3 APPENDIX 1

Equality and diversity

National Grid would be grateful if you could answer the following equality and diversity questions. We will use the information we receive to help understand whether our consultation has been useful to people of different backgrounds and requirements.

We may publish a summary of the results, but no information about an individual would be revealed.

The answers you provide to this question are defined as 'special category data'.

If you agree to provide equality and diversity information, you can withdraw your permission at any time. To withdraw your details, please contact us via email at EastAngliaGREEN@nationalgrid.com

If you wish to receive paper copies of these documents or need them in another format, please get in touch via the details on the bottom of this page (please note print charges may apply).

18. What is your gender?

- Male Female Non-binary
- Prefer not to say

N/a - this response is on behalf of an organisation.

19. Do you consider yourself a person with a disability?

- Yes No Prefer not to say

N/a - this response is on behalf of an organisation.

20. How would you describe your ethnic background?

N/a - this response is on behalf of an organisation.

- African, Caribbean or Black Mixed or Multiple ethnic groups
- Arab Any other ethnic group (please state)
- Asian
- Gypsy or Irish Traveller
- White Prefer not to say

21 . What is your age?

- Under 13 13-20 21-50
- 51-75 76+ Prefer not to say

N/a - this response is on behalf of an organisation.

Contact us

Please get in touch if you have any questions or comments on the East Anglia GREEN development.

Call our Community Relations team: **0800 151 0992**
(Open Monday to Friday 9:00am–5:30pm)
Email us: EastAngliaGREEN@nationalgrid.com

Alternative feedback methods

Access our website directly at nationalgrid.com/east-anglia-green where an online version of this form is available.

Email your comments to EastAngliaGREEN@nationalgrid.com

Post us your comments using **Freepost EAST ANGLIA GREEN** (no stamp or further address needed)

If you are a landowner or have an interest in any of the land which interacts with our proposals, you can raise any questions relating to land interests by contacting the East Anglia GREEN Land Team at Fisher German by calling **03450 131 864** or by emailing EastAngliaGreen@fisherman.co.uk.

Alternatively, you can write to East Anglia GREEN Lands Team at Fisher German, The Estate Office, Norman Court, Ivanhoe Business Park, Ashby de la Zouch, LE65 2UZ.



Data privacy notice

National Grid is committed to protecting your personal information.

Whenever you provide such information, we are legally obliged to use it in line with all applicable laws concerning the protection of personal data, including the UK General Data Protection Regulation (GDPR).

How will National Grid use the information we collect about you?

We will use your personal data collected via this consultation for a number of purposes, including:

- to analyse your feedback to the consultation
- to produce a Consultation Report, based on our analysis of responses (individuals will not be identified in the Report)
- to write to you with updates about the results of the consultation and other developments if you have opted in to receive these updates
- to keep up to date records of our communications with individuals and organisations.

Any personal information you include in this form will be handled and used by (or made available to) the following recipients to record, analyse and report on the feedback we receive:

- National Grid
- the Planning Inspectorate (which will consider our application for consent to build East Anglia GREEN – any details published as part of this process will be anonymised)
- the Secretary of State (who will take the decision on our application)
- our legal advisers
- consultants working on the East Anglia GREEN project.

What rights do I have over my personal data?

Under the terms of the UK GDPR you have certain rights over how your personal data is retained and used by National Grid. For more information, see our full data privacy statement visit

nationalgrid.com/privacy-policy