

Response number	Response from	Summary of response	HCC response to the comments received	Changes proposed to the document
	1 County Archaeologist Hampshire County Council	Endorses Heritage Statement section. Recommends the inclusion of additional link.	Comments noted. Changes to the document proposed.	1) Additional link added to the useful links section under Heritage Statement.
	2 Environmental Control Officer Havant Borough Council	Would be helpful to require assessment where certain SUDS are proposed under hydrological assessment. Note no geological assessment is required or any assessment of the pollution / contamination potential. Local validation requirements do not necessitate the applicant address the potential negative impacts of the development. A requirement to consider pollution impacts, and set out how the scheme design seeks to minimise or mitigate these might sit well within the Design & Access section, if a separate pollution requirement is not desirable. Restoration / Aftercare section does not require information on soil quality and this may be helpful. Transport Assessment / Travel Plan doesn't appear to actually require a "travel plan" per se. Requires "information on proposed measures to improve access by public transport, walking, cycling;" this could be broadened out, as I assume that the aim is to reduce single-occupancy trips in private motor cars and encourage sustainable transportation, so may be helpful to include reference to car share schemes / preferential parking for sharers etc. Could be beneficial to bring travel plan requirements more in line with school travel plan. Reference to Town & Country Planning (Environmental Impact Assessment)(England & Wales) Regulations should reference 2017	Comments noted. Changes proposed covering pollution impacts, SUDs, Transport Statement. Not appropriate to require pollution impacts to be addressed in D&A Statement - Geological assessment and pollution / contamination potential covered in other sections of the document. Soils are already covered under restoration and aftercare scheme, agricultural land etc	1) Amendments to the Hydrogeological Assessment section to reference SUDs. 2) Changes proposed to Transport Statement section , as recommended by the Highway Authority, making this section clearer. 3) Amendments to references to TCP (EIA) Regulations
	3 HCC Architect	Agreement on relevant policies helpful at pre application stage.	Comments noted. Pre application process is covered by the pre application guidance. This is separate to this guidance document.	No changes proposed.
	4 Environment Agency	Support the guidance document	Comments noted.	No changes proposed.
	5 Thames Water	Provided guidance on the main information requirements the water board will respond to planning applications on.	Comments noted.	Reference to pre and post development drainage flows, connection points, piling method statement if piling is taking place, a drainage strategy added.
	6 Rushmoor Borough Council	Suggests the inclusion of list of the relevant aerodromes and relevant bodies under the airport safeguarding statement. Need to reference saved policies of the South East Plan eg Policy NRM6 is still alive and relevant in Rushmoor. Questions the District/Borough Council Local Plan link.	Comments noted. No convenient list of relevant aerodromes and airports to link to.	1) Link to District/Borough Council Local Plan checked and amended as required. 2) Add link to Civil Aviation Authority website . 3) Add reference to saved Policy NRM6 of SEPlan as required.
	7 Design Manager HCC Property Services	Comments relating to the nature of the document and its use	Comments noted.	No changes proposed
	8 D K Symes Associates	Would be helpful that if it is proposed to have a 'Minerals Application Form' that this is clear. Would be helpful to make it clear that the location plan is also the 'application plan'. Plan scale specified for location and site plans can result in large plans so at 1:2500 scale will not be easily produced (or read) electronically. The Planning Portal restricts the size to A3 which is a more universally used size of paper. Is there any flexibility in the scale? Do application plans need to be on an OS base? The scale specified for site plan can be very difficult for mineral applications and generally more appropriate for buildings, plant, etc. There may be some overlap between site and elevation plans. It is often the case that minerals adjoin woodland and any trees which require protection will generally this is done by leaving the maximum RPA of 15 metres. If this approach is followed as 'good practice' is there still a requirement for individual trees to be assessed? If the above approach is acceptable, then the tree survey could be proportionate and focused on those that are proposed to be felled, or pruned or retained within the 'red line'.	Comments noted. Changes proposed for clarification relating to application forms, plans and tree protection.	1) Amendments to the application form section to make it clearer. 'Minerals Application Form' that this is clear. 2) Add reference to application plan under location plan. 3) Clarification of scale and style of map. 4) cross reference Site Plan and Elevations sections. 5) Clarification of issues relating to tree protection.
	9 Environmental Health New Forest District Council	The sections regarding air quality, lighting and noise cover the relevant points of interest, and therefore we have no further comments in this regard. In relation to Land Contamination assessment, it is recommended that an investigation of potential pollutants and how any contamination would be addressed and information on where contamination is known or suspected a Phase 1 preliminary risk assessment with a conceptual model identifying pollutant sources, pathways and receptors along with any unacceptable risks is included. The response also included information on phase 1 assessments and the requirements for a Phase 2 assessment although it is noted that this is likely to be considered under condition. It is also recommended that reference to early discussions with the County Council, NFDC Contaminated Land Officer and the Environment Agency take place and additional links to the NPPF, NPPG, • DEFRA and the Environment Agency's 'Model Procedures for the Management of Land Contamination, CLR 11', BS10175:2011, and Contaminated land risk assessment. A guide to good practice; CIRIA C552 are included under useful links.	Comments noted. Changes proposed to the Land Contamination Assessment section.	The sections regarding air quality, lighting and noise cover the relevant points of interest, and therefore we have no further comments in this regard. 1) Changes proposed to the section on Land Contamination assessment including the inclusion of additional useful links.
	10 Countryside Access Development Officer (Planning) - HCC	Welcomes the draft documents reference to a Site Plan showing any Public Rights of Way which are affected by the development. Also welcomes the requirement for a 'Public Rights of Way Assessment' for all applications which would have an impact upon the rights of way network. Recommends referencing the Hampshire Countryside Access Plan 2015-2025 and the emerging Planning and Development Guidance for Public Rights of Way and Countryside Sites. Requests that a 'Countryside Site Assessment' be carried out where nature reserves and country parks managed by HCC are impacted. Such an assessment would need to: • Consider how any impacts upon a Countryside Site, such as through increased users, would be managed and mitigated. • Identify opportunities to improve the site for users and biodiversity. With regard to the Statement of Community Involvement section, we request that any proposal which may have an impact upon either a Public Right of Way or a HCC Countryside Site consult with the relevant amenity groups. For PROW this would include: • The Ramblers Association • British Horse Society and British Cycling (if affecting bridleways or byways) • Hampshire Countryside Access Forum (on major applications)	Comments noted. Changes proposed to include additional useful links and the requirement for a 'Countryside Site Assessment' where nature reserves and country parks managed by HCC are impacted. Consultation with Amenity Groups covered in SCI.	1) Add reference to Hampshire Countryside Access Plan 2015-2025. 2) Add reference to the emerging Planning and Development Guidance for Public Rights of Way and Countryside Sites. 3) Add requirement for a 'Countryside Site Assessment' be carried out where nature reserves and country parks managed by HCC are impacted.

11	Cranborne Chase Area of Outstanding Natural Beauty	<p>The alphabetical layout of your consultation document is helpful. Concerns over light pollution and also the visual intrusion of lighting columns and fittings. Noted that a Design and Access Statement is not required for proposals in an AONB and it is considered that this should be a requirement. Would be helpful to include a reference to landscape matters in the Arboricultural Assessment element. Noted that there is specific reference to a Green Belt Assessment but there does not appear to be a separate assessment for the equally important Areas of Outstanding Natural Beauty. It is therefore recommended that a similar AONB Assessment would be an appropriate item to include. Reference is made to a 25 year Landscape Management Scheme, usually covered by a Landscape Management Plan, but the later section on restoration only refers to 5 years of management. This AONB recommends that the restoration section is brought in line with the landscape section and is consistent that long term maintenance and management focusses on a 25 year period.</p> <p>The AONB is recognised for its dark night skies and part of the AONB Management Plan, adopted by your Council, is to seek International Dark Sky Reserve status. It would, therefore be appropriate to include a requirement that lighting for development proposals within this AONB, and within the setting of this AONB, meet this AONB's lighting requirements. Suggests amending the that the final point within 'restoration' is changed to read 'Landscape and Planting Details'. Need to reference potential impact on AONBs in transport assessments.</p>	Comments noted. 25 year Landscape Management Scheme is different to the minimum 5 year aftercare period required by Policy 9 of the HMWP. Additional and more long term periods can be covered by conditions or legal agreements. Noted that there is specific reference to a Green Belt Assessment. Issues relating to AONBs and national parks would be considered under the landscape scheme / statement.	1) Add requirement to consider AONB in section on Design and Access Statement. 2) Add reference to landscape matters under Arboricultural Assessment.
12	Highways Development Planning	<p>The title of the transport assessment section would be better as 'Transport Statement / Assessment and Travel Plan'. The first point should include reference to PPG Guidance 'Travel Plans, Transport Assessments and Statements' (March 2014) https://www.gov.uk/guidance/travel-plans-transport-assessments-and-statements as the DfT Guidance was withdrawn in October 2014. The first point under 'What is required?' should be 'An analysis of the impact of the development on all transport modes'. The final point under this section should include reference to Travel Plans as follows: 'A Travel Plan which includes measures proposed to encourage sustainable transport'. The last sentence of the 'Further Information and links' section should include reference to and a link to the Highways Pre-application Advice Service. A final point should be included with a link to our 'Transport Requirements for School Planning Applications' document – this is not yet on our website and Ben has questions whether it would be more appropriate to be on the planning website? I have attached the document for the moment but will speak to you about where this should sit online</p>	Comments noted. Changes proposed to the title of the section, the content and useful links as suggested.	1) Change to the title of the transport assessment section. 2) Reference to PPG Guidance 'Travel Plans, Transport Assessments and Statements' (March 2014) amended. 3) Changes to the 'What is required?' section. 4) Additional links in the 'Further Information and links' section
13	Forestry Commission	<p>Recommends having a sustainable procurement policy to promote the use of locally sourced materials and the use of local timber in construction within development sites. Suggest a section on Permitted Development. Provides additional information relating to development and woodland.</p>	Comments noted, The guidance relates to development, not permitted developments,	No changes proposed
14	Natural England	<p>Application form - proposed additional link to the NPPF. The site plan should also show any designated sites within or immediately adjacent to the site to provide a context with the land within and adjacent to the proposed development. Agriculture Land Assessment Impacts should be considered in light of the Government's policy for the protection of BMV agricultural land as set out in paragraph 112 of the NPPF. Recommend that soils should be considered under a more general heading of sustainable use of land and the ecosystem services they provide as a natural resource in line with paragraph 109 of the NPPF.</p> <p>Arboricultural Assessment /Tree Survey/Method Statement should also take into account impacts on protected species such as Bats or breeding birds. An assessment will need to consider if there are Bat roots or nesting bird sites and also consider the impacts from foraging routes. We would advise that this should form part of the Arboricultural assessment not just included in the ecological assessment. Climate Change/Energy /Sustainability Assessment should also include assessments on water resources and water efficiency. Attention to the ongoing work on the Partnership for Urban South Hampshire (PUSH) Integrated Water Management Strategy and its provisions drawn.</p> <p>Reference to the England Biodiversity Strategy should be added to climate change Assessments.</p> <p>Ecological Assessment /Biodiversity report</p> <p>The assessments should also include an assessment of impacts on any Biodiversity Opportunity areas including assessing if the proposals will result in fragmentation of priority habitats and species within these areas.</p> <p>Section 40 of the Natural Environment and Rural Communities Act 2006 places a duty on Local Planning Authorities that in exercising its functions, have regard to the purpose of conserving biodiversity. Add requirement for a Biodiversity Mitigation and Enhancement plan (BMEP) and that this is approved by the county ecologist (or whoever is most relevant) to section on 'what is required' under ecological statement. The BMEPS will enable the impacts arising from any proposed development to be assessed for all developments and not just those listed. It will enable mitigation for impacts to priority habitats and species to be provided for all developments and opportunities for enhancements identified. Ecological assessments or BMEPS needs to consider all stages of the development from construction, operation and post operational phases, as each phase may have different impacts and mitigation requirements. They also need to consider the impacts on Hydrology, Flood risk and Water resources. In addition, this guidance note also needs to include guidance on the need for information to inform a Habitat Regulations Assessment for development that could have an impact on European designated sites. The requirements for this are set out in The Conservation of Habitats and Species Regulations 2017.</p>	Comments noted. Number of changes proposed to the climate change, ecology, arbrolculturtal and hydrological assessment sections. Soils covered in a number of other sections throughout the guidance.	1) Additional link to the NPPF added to the useful links under application form. 2) Link to para 112 of NPPF added to useful links under agricultural land assessment. 3) Additional criteria added to Arboricultural statement to cover potential impacts on protected species 4) Add information relating to PUSH water strategy under useful links of hydrological assessment, 5) Add link to considering water efficiency under climate change and sustainability 6) Reference to protected species added to Arboricultural section 7) Reference to the England Biodiversity Strategy added where relevant 8) Reference to potential impacts on Biodiversity Opportunity areas added to ecological statement. 9) requirement for Biodiversity Mitigation and Enhancement plan (BMEP) added (as appropriate).
15	Public Health Hampshire	Additional section on Public Health Assessment proposed	Comments noted. New section on health assessment to be added.	1) New section on Health Assessment added