

Date: 24 February 2020  
Our ref: 305729  
Your ref: East Devon Affordable Housing SPD.



Hornbeam House  
Crewe Business Park  
Electra Way  
Crewe  
Cheshire  
CW1 6GJ

Mr K Lane  
Planning Policy Officer  
East Devon District Council  
Blackdown House  
Border Road  
Heathpark Industrial Estate  
Honiton EX14 1EJ

**BY EMAIL ONLY**

[PlanningPolicy@eastdevon.gov.uk](mailto:PlanningPolicy@eastdevon.gov.uk)

Dear Mr Lane

**East Devon Affordable Housing Supplementary Planning Document (SPD)**

Thank you for your consultation request on the above dated and received by Natural England on 14<sup>th</sup> January, 2020.

Natural England is a non-departmental public body. Our statutory purpose is to ensure that the natural environment is conserved, enhanced, and managed for the benefit of present and future generations, thereby contributing to sustainable development.

Our remit includes protected sites and landscapes, biodiversity, geodiversity, soils, protected species, landscape character, green infrastructure and access to and enjoyment of nature.

**Whilst we welcome this opportunity to give our views, the topic of the Supplementary Planning Document does not appear to relate to our interests to any significant extent. We therefore do not wish to comment.**

Should the plan be amended in a way which significantly affects its impact on the natural environment, then, please consult Natural England again.

**Strategic Environmental Assessment/Habitats Regulations Assessment**

A SPD requires a Strategic Environmental Assessment only in exceptional circumstances as set out in the Planning Practice Guidance [here](#). While SPDs are unlikely to give rise to likely significant effects on European Sites, they should be considered as a plan under the Habitats Regulations in the same way as any other plan or project. If your SPD requires a Strategic Environmental Assessment or Habitats Regulation Assessment, you are required to consult us at certain stages as set out in the Planning Practice Guidance.

Please send all planning consultations electronically to the consultation hub at

Yours sincerely

Sharon Jenkins  
Consultations Team