



Norfolk County Council

Norfolk County Council
Minerals and Waste Local Plan
2021-2038

Statement of Common Ground between
Historic England and Norfolk County Council

December 2023



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Abbreviations

NM&WLP – Norfolk Minerals and Waste Local Plan

NPPF – National Planning Policy Framework

NPPG – National Planning Practice Guidance

NSPF – Norfolk Strategic Planning Framework

SoCG – Statement of Common Ground

WPA – Waste Planning Authority

1. Introduction

Section 110 of the Localism Act (2011) established a duty to cooperate in relation to Local Plans and sustainable development, or use of land. The duty to cooperate requires cooperation during the preparation of development plan documents and other local development documents between relevant bodies. Paragraph 27 of the NPPF sets out the requirement to produce one or more Statement(s) of Common Ground to form part of the evidence required to demonstrate compliance with the duty to cooperate. Such a document should be a written record of the collaboration and progress made between authorities, detailing where agreement has been reached and where there are outstanding issues.

Since the launch of the Local Plan Review in 2017, Norfolk County Council, as the Minerals and Waste Planning Authority for Norfolk, engaged with statutory bodies in accordance with the requirements of the Duty to Cooperate. Strategic issues identified through this process, together with the outcomes of ongoing engagement with the relevant consultation bodies, are highlighted and summarised in the Duty to Co-operate Statement (June 2023).

At the Regulation 19 Pre-submission Local Plan representations stage, a draft Statement of Common Ground was published, which identifies the strategic cross-boundary issues associated with the Plan and shows where effective cooperation is (and if appropriate where it is not) being made on any issues. The statement is continuing to be updated as the Plan progresses to submission, providing a narrative of where and how cooperation is being sought.

A Statement of Common Ground does not necessarily seek to achieve agreement on all strategic cross-boundary issues, however it is a way of showing that the council have identified all relevant strategic cross-boundary matters, and that agreement has been sought with others and that such relevant matters have been identified. It is how authorities can demonstrate that their plans are based on effective and ongoing cooperation and that they have sought to produce strategies that as far as possible are based on agreements with other authorities.

Purpose of this Document

This document is a bespoke Statement of Common Ground between Historic England and Norfolk County Council only, as requested by Historic England at the Regulation 19 Pre-submission representations stage. The issues and matters raised by Historic England have been set out in this document, with an explanation and proposed resolution from Norfolk County Council for the outstanding objections set out for the parties to sign/ agree; and highlight those areas where agreement has not been possible. It is intended to provide clarity to the Inspector on the resolution of remaining issues between the two parties.

National Planning Policy and legislation

The National Planning Policy Framework (NPPF, September 2023) and Localism Act 2011 requires all Local Planning Authorities (including Minerals and Waste Planning Authorities) to prepare a Statement of Common Ground alongside the production of their Local Plans.

For a Local Plan to be found 'sound', it must be:

- a) Positively prepared;
- b) Justified;
- c) Effective; and
- d) Consistent with national policy

For a Plan to be effective it must be:

"...deliverable over the plan period, and based on effective joint working on cross-boundary strategic matters that have been dealt with rather than deferred, as evidenced by the statement of common ground..." (NPPF Paragraph 35c)

The National Planning Practice Guidance (NPPG) defines a statement of common ground as:

“...a written record of the progress made by strategic policy-making authorities during the process of planning for strategic cross-boundary matters. It documents where effective co-operation is and is not happening throughout the plan-making process, and is a way of demonstrating at examination that plans are deliverable over the plan period, and based on effective joint working across local authority boundaries...” (NPPG Paragraph: 010 Reference ID: 61-010-20190315 Revision date: 15 03 2019)

Current [adopted Norfolk minerals and waste planning policy documents](#) (2010-2026)

The Norfolk Core Strategy and Minerals and Waste Development Management Policies Development Plan Document (DPD) (the ‘Core Strategy’) was adopted by Norfolk County Council in 2011. It contains policies to be used in the determination of planning applications for minerals extraction and associated development and waste management facilities in Norfolk. The current adopted Norfolk minerals and waste planning policy documents also include the Minerals Site Specific Allocations DPD and the Waste Site Specific Allocations DPD.

A new Norfolk Minerals and Waste Local Plan (NM&WLP) is being produced to consolidate the three existing plans into one plan, to ensure that the policies within the plan remain up-to-date and to extend the plan period from 2026 to 2038.

Norfolk County Council Minerals and Waste Development Scheme

The Minerals and Waste Development Scheme sets out the timetable for producing and reviewing minerals and waste planning policy documents, including those forming part of the Norfolk Minerals and Waste Local Plan. The Regulation 19 publication document was open for a period of representations between 9am on 28 September until 5pm on 19 December 2022. Submission of the Local Plan to the Planning Inspectorate is planned for autumn 2023.

Norfolk Strategic Planning Framework

In 2015, Norfolk’s planning authorities agreed to formally cooperate on a range of strategic cross-boundary planning issues through the preparation of the [Norfolk Strategic Planning Framework](#) (NSPF). The aim of this framework is to agree shared objectives and strategic priorities, demonstrate compliance with duty to cooperate and consistency with the revised NPPF. The latest version (January 2021) was endorsed by all stakeholder authorities in 2021.

Section 9.10 of the NSPF summarises the minerals and waste resources in Norfolk. Agreement 29 within the NSPF sets out the Norfolk strategic statement of common ground between all signatories to the agreement, set out on page 2 of the NSPF, in relation to minerals and waste.

2. Strategic Geography

The geographical area covered by this statement comprises the administrative area of Norfolk County Council. This is the plan area covered by the emerging Minerals and Waste Local Plan. The plan area is bordered to the South-West by the minerals and waste planning authorities of Cambridgeshire and Peterborough to the North-West by Lincolnshire and to the south by Suffolk.

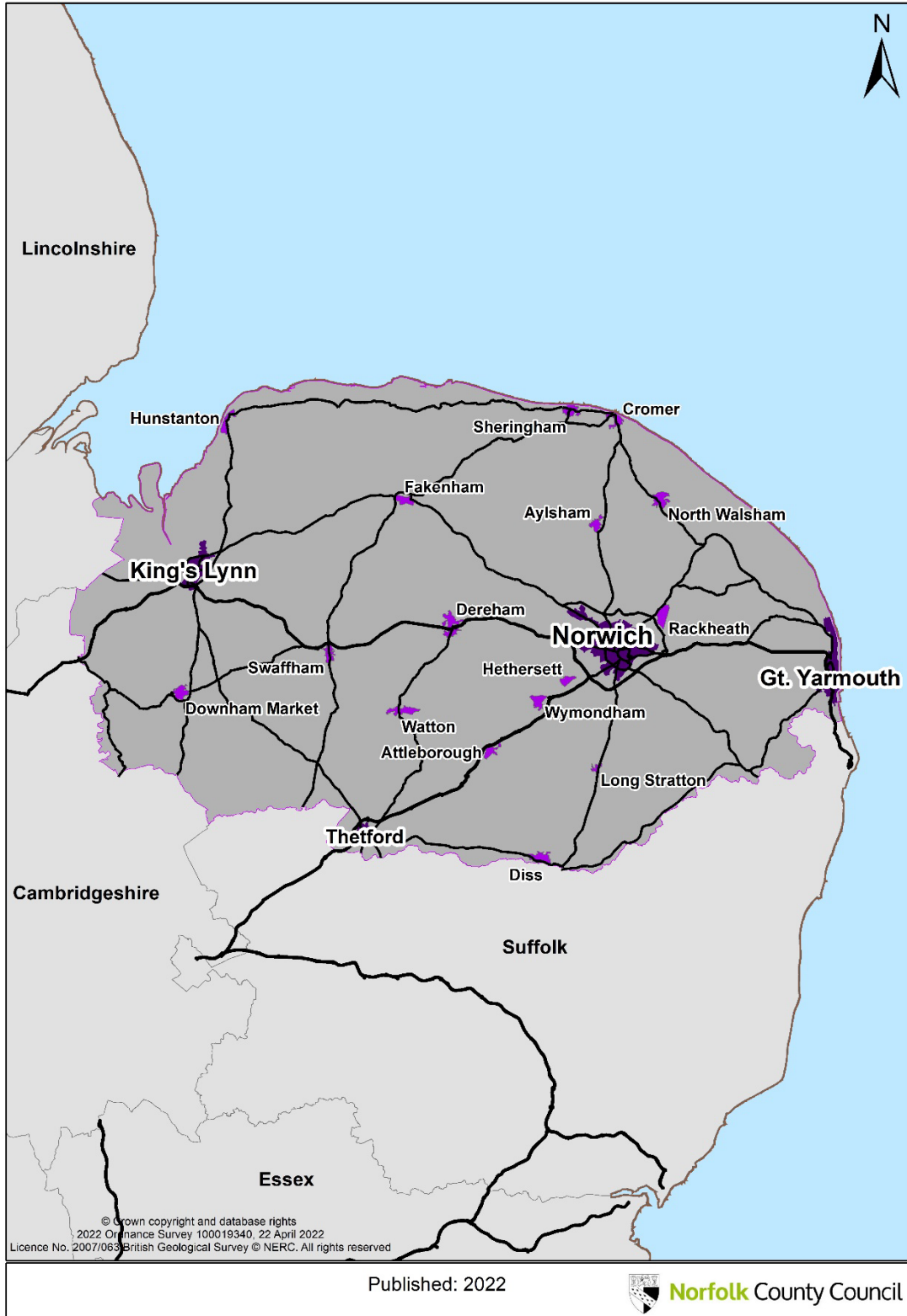


Figure 1: Strategic Geography covered by this statement

3. List of Parties Involved

For the purposes of this document only, this statement of common ground is between Norfolk County Council, the council directly responsible for preparing the Norfolk Minerals and Waste Local Plan, and Historic England, a specific consultation body, as defined in the Town and Country Planning (Local Planning) (England) Regulations 2012 (formerly referred to as English Heritage).

4. Governance Arrangements

This statement has been prepared by Norfolk County Council and agreed with Historic England. The statement will be published on the Norfolk County Council website in the Examination Library once the Publication version of the Local Plan has been submitted to the Planning Inspectorate for independent examination.

It should be noted that the signatories to this document have done so on the basis of the principles set out in this Statement, and by signing it does not prejudice the ability of any such signatory making detailed representations (in support or objection) to the content of the emerging Local Plan.

5. Timetable for Agreement, Review and Update

This Statement of Common Ground is being published prior to the submission of the Norfolk Minerals and Waste Local Plan for examination and will be reviewed and updated if required during the examination process.

6. Matters Discussed and Resolutions Presented

The tables below set out the main issues raised at the Regulation 19 / 20 stages of the Minerals and Waste Local Plan in Historic England's representations, the changes proposed to the NM&WLP by Historic England, the NCC planning officer response, and any remaining unresolved issues

Matter 1 **Whole document** Rep ID: 99515 Objection

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>Thank you for consulting Historic England on the Norfolk Minerals and Waste Local Plan – Further Consultation Draft. As a statutory consultee, our role is to ensure that the conservation of the historic environment is fully integrated into planning policy and that any policy documents make provision for a positive strategy for the conservation and enjoyment of the historic environment. Our comments below should be read with reference to our previous comments dated 31st August 2018 and 30th October 2019. Please also see our detailed comments in the attached table, Appendix 1.</p>	Not applicable	Noted.	<p>HE comments: Noted</p> <p>Remaining unresolved issues: None</p>

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>Whilst we welcome many of the changes you have made in this latest draft of the Plan and consider many aspects of the plan to be sound, we have identified issues with some of the policies and site allocations which remain and do compromise the overall soundness of the plan. Under paragraph 35 of the NPPF some aspects of this Plan are unsound as they have not been positively prepared, are not justified, effective, or consistent with national policy.</p> <p>a) Insufficient Historic Environment Policy (MW1, WP2 and MP2)</p> <p>Whilst we appreciate that you have made some changes to policy MW1 to include more references to the historic environment, which is welcome, it is still our view that there is currently insufficient policy provision for the historic environment in the Plan. Normally we would expect to see a specific separate policy for the historic environment in a Minerals and Waste Local Plan. This policy is insufficient as it stands. We are particularly concerned about the lack of detail in relation to below ground archaeology. We have also raised concerns about the wording in relation to harm to the historic environment in policies WP2 and MP2.</p>	<p>In order to make these policies consistent with the NPPF and effective in securing sustainable development, we suggest that the policy wording is amended. Further detail is set out in the attached table.</p>	<p>Noted. See our responses to HE representation 99224 regarding Policy MW1, HE representation 99226 regarding Policy WP2 and HE representation 99233 regarding Policy MP2.</p>	<p>HE comments: Noted</p> <p>Remaining unresolved issues: Refer to the responses to HE representation 99224 regarding Policy MW1, HE representation 99226 regarding Policy WP2 and HE representation 99233 regarding Policy MP2.</p>

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>Whilst we welcome many of the changes you have made in this latest draft of the Plan and consider many aspects of the plan to be sound, we have identified issues with some of the policies and site allocations which remain and do compromise the overall soundness of the plan. Under paragraph 35 of the NPPF some aspects of this Plan are unsound as they have not been positively prepared, are not justified, effective, or consistent with national policy.</p> <p>b) Site allocations requiring further assessment/ proportionate evidence</p> <p>Thank you for the helpful update on the status of the various sites where we had previously requested a Heritage Impact Assessment (HIA). We appreciate that for some of those sites an HIA is no longer necessary (for example the site is no longer allocated). However, we continue to have concerns about sites where permission has been granted but not yet implemented (MIN 207 and MIN 65), and also a couple of sites where an application is due (MIN 25 and MIN 96).</p>	<p>Further details of each of these main areas are set out in the attached table.</p> <p>Heritage Impact Assessment (HIA) should be done for sites where permission has been granted but not yet implemented (MIN 207 and MIN 65), and also a couple of sites where an application is due (MIN 25 and MIN 96).</p>	<p>Noted. See our responses to: HE representation 99247 regarding MIN 96 at Spixworth, HE representation 99257 regarding MIN 25 at Haddiscoe, HE representation 99255 regarding MIN 207 and HE representation 99246 regarding MIN 65.</p>	<p>HE comments: Noted</p> <p>Remaining unresolved issues: None regarding the production of HIAs. HIAs are not required for MIN 207 or MIN 65 because planning permission has been granted and implemented at these sites. Refer to Matter 33 for the response to HE representation 99255 regarding MIN 207 and Matter 37 for the response to HE representation 99246 regarding MIN 65. HIAs have been completed by NCC for MIN 25 and MIN 96. Refer to Matter 38 (representation 99247) for HE comments on HIA for Spixworth and to Matter 35 (representation 99257) for HE comments and remaining unresolved issues for Haddiscoe.</p>

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>We have suggested a series of other changes to the Plan. Many of these changes do not go to the heart of the Plan’s soundness, but instead are intended to improve upon it. We believe that these comments can be addressed by changes to wording in the plan. In preparation of the forthcoming local plan, we encourage you to draw on the knowledge of local conservation officers, the county archaeologist and local heritage groups. Please note that absence of a comment on a policy, allocation or document in this letter does not mean that Historic England is content that the policy, allocation or document is devoid of historic environment issues. We should like to stress that this response is based on the information provided by the Council in its consultation. To avoid any doubt, this does not affect our obligation to provide further advice and, potentially, object to specific proposals, which may subsequently arise as a result of this plan, where we consider that these would have an adverse effect upon the historic environment.</p> <p>If you have any questions with regards to the comments made, then please do get back to me.</p>	<p>We suggest it might be helpful to set up a meeting to discuss any outstanding issues and begin work on a Statement of Common Ground. Please suggest some potential meeting times (noting my part time hours). In the meantime, we look forward to continuing to work with you and your colleagues.</p>	<p>Noted. A meeting was held with Historic England on 22 May 2023 and this document is the Statement of Common Ground.</p>	<p>HE comments: Noted</p> <p>Remaining unresolved issues: None</p>

Matter 5 Paragraph 2.8/2.9 of Chapter 2 ‘Introduction’ and site assessments for site allocations Rep ID: 99220 Objection

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>Historic Environment and Archaeology assessment - We have reviewed the site assessments methodology and the site assessments themselves. Whilst these are a helpful starting point, they do not constitute Heritage Impact Assessments.</p> <p>Our advice note 13 Mineral Extraction and Archaeology sets out the requirement for heritage impact assessments to inform site allocations in Minerals Plans. It states, ‘Where potential allocations are identified as being likely to impact on heritage assets, undertake an appropriate Heritage Impact Assessment to evaluate the extent to which the significance of any assets may be harmed and to identify measures to remove or reduce that harm. Historic England Advice Note 3: The Historic Environment and Site Allocations in Local Plans sets out advice on site allocations in Local Plans’. The 5-step methodology for HIA is set out on page 5 of our advice note HEAN 3 Historic Environment and Site Allocations in Local Plans.</p>	<p>As advised in previous consultations, we continue to request that Heritage Impact Assessments are prepared to inform a number of the more sensitive allocations.</p> <p>Prepare Heritage Impact Assessments for the sites indicated (MIN 96 Spixworth and MIN 25 Haddiscoe) prior to EiP to inform site allocation and revised policy wording.</p>	<p>Noted. See our responses to HE representation 99247 regarding MIN 96 at Spixworth and HE representation 99257 regarding MIN 25 at Haddiscoe.</p>	<p>HE comments: Noted</p> <p>Remaining unresolved issues: None regarding the production of HIAs. HIAs have been completed by NCC for MIN 25 and MIN 96. Refer to Matter 38 (representation 99247) for HE comments on HIA for Spixworth and to Matter 35 (representation 99257) for HE comments and remaining unresolved issues for Haddiscoe.</p>

Matter 6 Paragraph 3.21 of Chapter 3 ‘Norfolk Spatial Portrait’ Rep ID: 99221 Objection

Main Issues Raised at Reg 19 /20 stage	Changes suggested by Historic England at Reg 19 /20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>We welcome the reference to Carstone. It is important that provision should be made to protect historic sources of building stone from sterilisation from non-minerals development or from overuse as fill etc. in order that they might be used for the future repair of historic properties or even for new build using traditional vernacular. The plan should provide an appropriate Policy which would facilitate the reopening of historic sources of building stone where they are needed for the future repair of historic properties/ building in the traditional vernacular.</p>	<p>Ensure provision is made for the use of Carstone in repairs of historic buildings and for new build in the traditional vernacular materials.</p>	<p>We do not consider that a specific policy is required. See response to HE representation 99248.</p>	<p>HE comments: Noted</p> <p>Remaining unresolved issues: None.</p>

Matter 7 Mineral Strategic Objectives -Map 1 Key Diagram Rep ID: 99222 Comment

Main Issues Raised at Reg 19 /20 stage	Changes suggested by Historic England at Reg 19	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>We note that the map includes lots of different designations but no heritage designations. Whilst we appreciate that putting individual listed buildings on such a map of this scale would be difficult, area-based designations e.g. Conservation Areas, Registered Parks and Gardens and scheduled monuments could be included and would help to identify a wider range of environmental factors.</p>	<p>Include heritage designations e.g. conservation areas, registered parks and gardens and scheduled monuments on the map.</p>	<p>Historic England had raised this issue at the Preferred Options stage, but we considered that the scale of Map 1 Key Diagram is not suitable to include conservation areas, registered parks and gardens and scheduled monuments on this map. However, all these designations are included on the Policies Map which accompanies the NM&WLP.</p>	<p>HE comments: Noted</p> <p>Remaining unresolved issues: None</p>

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>Whilst we appreciate that you have made some changes to policy MW1 to include more references to the historic environment, which is welcome, it is still our view that there is currently insufficient policy provision for the historic environment in the Plan. Normally we would expect to see a specific separate policy for the historic environment in a Minerals and Waste Local Plan. This policy is insufficient as it stands. This policy remains unsound as it does not meet the requirements of paragraph 210(f) of the Framework.</p> <p>Policy MW2 appears to be a similar list of areas to cover in paragraph 210 but provides limited historic environment criteria against which planning applications will be assessed so as to ensure that there are no unacceptable adverse impacts. As this policy underpins all the other policies in the plan we are concerned that, as drafted, this policy undermines the plan.</p>	<p>Include a separate policy for the historic environment to more closely reflect the requirements of the NPPF. This should cover matters such as the need to conserve and enhance heritage assets and their settings and incorporate the relevant tests in relation to harm.</p> <p>To make this policy consistent with the NPPF and effective in securing sustainable development, we suggest that the policy wording is amended.</p> <p>In the list of bullet points we suggest a minor rewording to read;</p> <ul style="list-style-type: none"> • the [delete: setting] [insert: significance] of heritage assets [insert: '(including any contribution made to significance by setting)'] and protected landscapes, 	<p>We do not consider that a separate policy for the historic environment is required, and we consider that Policy MW1 is in accordance with paragraph 210 (f) of the NPPF. See also our response to Matter 9.</p> <p>Information on the required contents of a Heritage Statement and an Archaeology Statement at the planning application stage are contained within Norfolk County Council’s “National and Local Validation Requirements for Minerals and Waste Planning Applications” (2023).</p> <p>We will propose a modification to amend the policy wording as suggested which would read as follows:</p> <p>“the setting <u>significance</u> of heritage assets <u>(including any contribution made to significance by setting)</u> and protected landscapes”.</p>	<p>HE comments: Whilst a separate policy for the historic environment remains Historic England’s preferred approach, we recognise that at this stage in the process that would be quite a substantial change.</p> <p>Therefore, we welcome the proposed modification to policy set out in column 3.</p> <p>Remaining unresolved issues: None</p>

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>archaeological deposits, or the preservation conditions. If this occurs it can result in the damage or even loss of vulnerable archaeological remains, such as waterlogged wood, leather or palaeoenvironmental remains, or effect the preservation of archaeological materials (e.g. peat). There is also the potential for the effects of mineral extraction to impact adjacent areas. For example, hydrological assessments were carried out before, during and after the extraction of materials at the Over quarry, Cambridgeshire, which demonstrated that ground water levels were lowered by between 2 to 5m up to 500m from the quarry face (French 2004, Environmental Archaeology vol 9).</p>		<p>applications. Significant archaeological investigations and research have been carried out on mineral extraction sites in Norfolk as a result. Therefore, we consider that Policy MW1 contains appropriate requirements for correct treatment of such heritage assets, and that no change is required.</p> <p>It is also considered inappropriate to reference within the policy, documents which might be updated within the lifetime of the Local Plan and therefore potentially render a policy out of date. We are willing to propose a modification to the supporting text (paragraph 6.31) to refer to the relevant Historic England documents. All planning applications for mineral development are subject to consultation with the Norfolk Historic Environment Team who would undoubtedly refer to the current national Historic Environment guidance at the time of any future application.</p> <p>The geology within Norfolk is also significantly different to that found in the examples quoted from Cambridgeshire. Peat is far more sparsely found within Norfolk.</p> <p>The NM&WLP is consistent with national policy in not allocating land for peat extraction (NPPF paragraph 210-(a)). Furthermore, NPPF paragraph 211 (d) is clear that planning permission should not be granted for windfall peat extraction sites. Peat is also not commonly found as overburden for other mineral extraction within Norfolk, due to it generally being the case that mineral resources are extracted significantly above the water table compared with the situation in Cambridgeshire.</p> <p>The additional text proposed for the end of paragraph 6.31 is as follows:</p> <p><u>“Both the direct and indirect impacts on archaeological remains, that may occur from proposed mineral extraction,</u></p>	

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
		<p><u>need to be considered. This includes the potential for the works to alter the groundwater levels within the areas of the proposed works and in adjacent areas, which may affect the movement of water through archaeological deposits, or the preservation conditions. If this occurs it can result in the damage or even loss of vulnerable archaeological remains, such as waterlogged wood, leather or palaeoenvironmental remains, or effect the preservation of archaeological materials (e.g. peat). With regards to below ground archaeology, Historic England has produced the following relevant guidance documents on materials that may be present and how the potential impacts (such as changes to the groundwater levels or chemistry in the area) could be investigated): Preservation of Archaeological Remains (2016), Environmental Archaeology (2011) and Geoarchaeology (2015), Mineral Extraction and Archaeology Advice Note 13 (2020)."</u></p>	

Matter 10 Paragraph 6.30 of the supporting text to Policy MW1 Rep ID: 99225 Objection

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>Whilst we broadly welcome the requirement for a heritage and archaeology statement to accompany a planning application, for some sites this assessment work may need to be done prior to allocation within the Local Plan as part of the evidence base. We would expect to see this work completed prior to EiP.</p>	<p>Prepare HIAs for sites MIN96 Spixworth and MIN25 Haddiscoe.</p>	<p>Noted. See our responses to HE representation 99247 regarding MIN 96 at Spixworth and HE representation 99257 regarding MIN 25 at Haddiscoe.</p>	<p>HE comments: Noted</p> <p>Remaining unresolved issues: None regarding the production of HIAs. HIAs have been completed by NCC for MIN 25 and MIN 96. Refer to Matter 38 (representation 99247) for HE comments on HIA for Spixworth and to Matter 35 (representation 99257) for HE comments and remaining unresolved issues for Haddiscoe.</p>

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>We have raised concerns about the wording in relation to harm to the historic environment in policy WP2.</p> <p>In order to make this policy consistent with the NPPF and effective in securing sustainable development, we suggest that the policy wording is amended. We welcome the addition of designated heritage assets as a bullet point in this policy. Conservation Areas should also be added to this list as they are designated heritage assets. Substantial harm is a very high bar. Less than substantial harm is still harm and harm should be avoided in the first instance.</p>	<p>We suggest that you reword this bullet point to delete the word substantial and add reference to significance and setting. The bullet point would then read:</p> <ul style="list-style-type: none"> • a designated heritage asset, including listed buildings, registered parks and gardens, [insert: conservation areas] and scheduled monuments, or their settings if the proposed development would cause [delete: substantial] harm to [delete: or] the [delete: loss] [insert: significance] of the heritage asset [insert: (including any contribution to significance by setting)]. 	<p>Noted. We will propose a modification to make all the changes requested except the deletion of the word ‘substantial’. We recognise that great weight should be given to the heritage asset’s conservation irrespective of the level of potential harm to its significance. Paragraph 200 of the NPPF states that any harm to the significance of a designated heritage asset should require clear and convincing justification. Paragraph 202 of the NPPF states that “where a development proposal will lead to less than substantial harm to the significance of a designated heritage asset, this harm should be weighed against the public benefits of the proposal”. Therefore, it would not be appropriate for the policy to state that a facility should not be located within the setting of a designated heritage asset if it would cause harm to the significance of the heritage asset as less than substantial harm should be weighed against the public benefits of the proposal.</p> <p>The proposed modification would read as follows:</p> <p>“• a designated heritage asset, including listed buildings, registered parks and gardens, <u>conservation areas</u> and scheduled monuments, or their settings if the proposed development would cause substantial harm to or the loss <u>significance</u> of the heritage asset <u>(including any contribution to significance by setting).</u>”</p> <p>We also propose to add the following text to paragraph W2.5 “<u>The NPPF (2023) sets out how to consider impacts of proposed development on the significance of a heritage asset. In accordance with NPPF (2023) paragraph 202, where a development proposal will lead to less than substantial harm to the significance of a designated heritage asset, this harm should be weighed against the public benefits of the proposal.</u>”</p>	<p>HE comments: Historic England welcomes the proposed modifications in relation to Conservation Areas, significance and setting. However, we raised concerns about the wording in relation to harm.</p> <p>We suggested that additional wording is needed to clarify the situation with respect to less than substantial harm in the policy. Whilst our preference would be for this to be included in the policy, we accept that the additional wording proposed in the supporting text in relation to less than substantial harm provides helpful clarification.</p> <p>Remaining unresolved issues: Historic England’s preference is for the proposed additional wording, to clarify the situation with respect to less than substantial harm, to be included within the Policy instead of the supporting text.</p> <p>NCC consider that including the additional wording in the supporting text is more appropriate.</p>

Matter 12 Policy WP11. Disposal of inert waste by landfill Rep ID: 99227 Comment

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
We welcome the changes made to criterion d to reference the historic environment. We also welcome the text at paras W11.3 and W11.4 regarding restoration and Historic Landscape Characterisation.	None	Noted	HE comments: Noted Remaining unresolved issues: None

Matter 13 Policy WP12. Non-hazardous and hazardous waste landfill Rep ID: 99228 Comment

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
We welcome the changes made to criterion d to reference the historic environment. We also welcome the text at paras W11.3 and W11.4 regarding restoration and Historic Landscape Characterisation.	None	Noted	HE comments: Noted Remaining unresolved issues: None

Matter 14 Policy WP15. Whitlingham Water Recycling Centre Rep ID: 99229 Comment

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
We welcome the reference to Crown Point Registered Park and Garden in the policy.	None	Noted	HE comments: Noted Remaining unresolved issues: None

Matter 15 Policy WP16. Design of waste management facilities Rep ID: 99230 Comment

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
We welcome bullet e) in policy WP16 on the use of design to protect, conserve and, where opportunities arise, enhance the historic environment.	None	Noted	HE comments: Noted Remaining unresolved issues: None

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and Remaining unresolved issues
<p>Carstone Requirement and Shortfall - We note the section on Carstone. Carstone is probably the most important building stone within the county and can be seen in historic buildings and structures of western Norfolk. It is largely quarried today for construction rather than conservation purposes, but it is essential that some extraction takes place for building stone uses and that minimal crushing of good quality carstone takes place for construction purposes. We note that there is one site allocation later in the Plan for Carstone although the Plan states that this is of insufficient quality for use as a building stone. We therefore we recommend that an alternative site for building stone be sought. It is important that such stone is available for historic conservation work and also for limited use in new build where using traditional building materials can be a helpful design tool in picking up on local vernacular, character and distinctiveness in sensitive design.</p>	<p>Consider site allocation for Carstone as building stone for conservation purposes (rather than just for general construction).</p>	<p>See response to HE representation 99248 regarding MIN 06.</p>	<p>HE comments: Noted</p> <p>Remaining unresolved issues: Refer to the response to HE representation 99248 regarding MIN 06.</p>

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>In order to make this policy consistent with the NPPF and effective in securing sustainable development, we suggest that the policy wording is amended.</p> <p>We welcome the addition of designated heritage assets as a bullet point in this policy. Conservation Areas should also be added to this list as they are designated heritage assets. Substantial harm is a very high bar. Less than substantial harm is still harm and harm should be avoided in the first instance.</p>	<p>We suggest that you reword this bullet point to delete the word substantial and add reference to significance and setting.</p> <p>The bullet point would then read: a designated heritage asset, including listed buildings, registered parks and gardens, [insert: conservation] areas and scheduled monuments, or their settings if the proposed development would cause [delete: substantial] harm to [delete: or] the [delete: loss] [insert: significance] of the heritage asset [insert: (including any contribution to significance by setting)].</p>	<p>Noted. We will propose a modification to make all the changes requested except the deletion of the word ‘substantial’. We recognise that great weight should be given to the heritage asset’s conservation irrespective of the level of potential harm to its significance. Paragraph 200 of the NPPF states that any harm to the significance of a designated heritage asset should require clear and convincing justification. Paragraph 202 of the NPPF states that “where a development proposal will lead to less than substantial harm to the significance of a designated heritage asset, this harm should be weighed against the public benefits of the proposal”. Therefore, it would not be appropriate for the policy to state that a facility should not be located within the setting of a designated heritage asset if it would cause harm to the significance of the heritage asset as less than substantial harm should be weighed against the public benefits of the proposal.</p> <p>The proposed modification would read as follows: “• a designated heritage asset, including listed buildings, registered parks and gardens, <u>conservation areas</u> and scheduled monuments, or their settings if the proposed development would cause substantial harm to or the loss <u>significance</u> of the heritage asset <u>(including any contribution to significance by setting).</u>”</p> <p>We also propose to add the following text to paragraph MP2.9 “<u>The NPPF (2023) sets out how to consider impacts of proposed development on the significance of a heritage asset. In accordance with NPPF (2023) paragraph 202, where a development proposal will lead to less than substantial harm to the significance of a designated heritage asset, this harm should be weighed against the public benefits of the proposal.</u>”</p>	<p>HE comments: Historic England welcomes the proposed modifications in relation to Conservation Areas, significance and setting. However, raised concerns about the wording in relation to harm.</p> <p>We suggested that additional wording is needed to clarify the situation with respect to less than substantial harm in the policy. Whilst our preference would be for this to be included in the policy, we accept that the additional wording proposed in the supporting text in relation to less than substantial harm provides helpful clarification.</p> <p>Remaining unresolved issues: Historic England’s preference is for the proposed additional wording, to clarify the situation with respect to less than substantial harm, to be included within the Policy instead of the supporting text.</p> <p>NCC consider including the additional wording in the supporting text is more appropriate.</p>

Matter 18 Paragraph MP2.1 of the supporting text to Policy MP2 Rep ID: 99232 Objection

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
We note that this section includes a list of factors that have been considered in the spatial strategy for minerals. We are very concerned to see that there is still no reference to the historic environment in this regard.	Ensure that historic environment is given due consideration in spatial strategy and (if it has) add reference to the historic environment in this paragraph.	As Policy MP2 specifically refers to the location of mineral extraction sites in relation to designated heritage assets, they have been considered in the spatial strategy, including through the sustainability appraisal. We will propose a modification to add an additional bullet point to paragraph MP2.1 of the supporting text to include information on the historic environment as follows: <u>“There are a significant number of both non-designated and designated heritage assets across Norfolk, including more than 430 Scheduled Monuments, more than 10,890 Listed Buildings, 53 registered Parks and Gardens, and 352 Conservation Areas.”</u>	HE comments: Historic England welcomes this clarification and the proposed modification to the supporting text. Remaining unresolved issues: None

Matter 19 Policy MPSS1. Silica sand extraction sites Rep ID: 99234 Support

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
We welcome the criteria-based policy approach for Sand and Silica given the many factors that have made it difficult to allocate Areas of Search. We welcome criteria c, d, e and f.	None	Noted	HE comments: Noted Remaining unresolved issues: None

Matter 20 Policy MP5. Core River Valleys Rep ID: 99235 Comment

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
We welcome the reference to the historic environment.	None	Noted	HE comments: Noted Remaining unresolved issues: None

Matter 21 Policy MP6. Cumulative impacts and phasing of workings

Rep ID: 99236

Support

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
The cumulative impact of mineral workings on the historic environment can be significant. We therefore welcome this policy.	None	Noted	HE comments: Noted Remaining unresolved issues: None

Matter 22 Policy MP7. Progressive working, restoration and after-use Rep ID: 99238

Objection

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
We welcome the reference to restoration proposals being informed by the historic environment. Historic landscape characterisation and landscape character assessments are slightly different but have complementary roles.	Amend text to read; The scheme has been informed by the historic environment and historic landscape [insert: characterisation and landscape character] assessments and the restoration enhances the historic environment.	We will propose a modification to the last bullet point of the policy to make the requested change to the policy wording. The proposed modification wording would be as follows: "the scheme has been informed by the historic environment and historic <u>landscape characterisation and landscape character</u> assessments and the restoration enhances the historic environment."	HE comments: Historic England welcomes this proposed modification to the policy. Remaining unresolved issues: None

Matter 23 Paragraph MP7.8 of the supporting text to Policy MP7

Rep ID: 99237

Support

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
We welcome the reference to historic character and landscape characterisation in paragraph MP7.8.	None	Noted	HE comments: Noted Remaining unresolved issues: None

Matter 24 Policy MP11. Mineral Safeguarding Areas and Mineral Consultation Areas

Rep ID: 99239

Comment

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
We welcome the reference to the conservation benefits of carstone.	None	Noted	HE comments: Noted Remaining unresolved issues: None

Matter 25 Policy MIN 12 Chapel Lane, Beetley Rep ID: 99240 Comment

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
Whilst there are no designated heritage assets within the site boundary, there are three listed buildings to the east of the site, including the Grade I listed Church of Mary Magdalene and Old Hall and Beetley Hall, both listed at grade II. Given the open nature of the landscape in this area, extraction at the site could have an impact on the wider setting of the church. We welcome the specific reference to the nearest heritage assets to read 'heritage assets and their settings (including the grade I listed Church of Mary Magdalene and grade II listed Old Hall and Beetley Hall)..'	None	Noted	HE comments: Noted Remaining unresolved issues: None

Matter 26 Policy MIN 51/13/08 Beetley Rep ID: 99241 Comment

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
There are no designated heritage assets on site. The grade II* church of St Peter, Manor Farmhouse listed grade II and a scheduled monument (a deserted medieval village) lie to the west of the sites whilst to the north of the site lies East Bilney and several listed buildings, the closest of which is the grade II listed Almshouses. We welcome the specific reference to the nearest heritage assets in the policy.	None	Noted	HE comments: Noted Remaining unresolved issues: None

Matter 27 Policy MIN 200 Carbooke Rep ID: 99242 Comment

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
Although there are no designated heritage assets within the site boundary, the grade II listed Mill House and Windmill lie just to the south of the site. Given the proximity of these assets, we have concerns that extraction at the site will impact upon the settings of these assets. There are also a number of other listed buildings including the church of St Peter and St Paul to the north of the site as well as a scheduled monument. To the southeast of the site lies the Carbrooke Conservation Area which also includes several listed building. We welcome the specific reference to the nearest heritage assets in the policy.	None	Noted	HE comments: Noted Remaining unresolved issues: None

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>We have no objections to the allocation of this site, which would have limited impact on designated heritage assets. However, the site will be for the extraction of carstone, a material that can be used for building stone purposes. Carstone is probably the most important building stone within the county and can be seen in historic buildings and structures of western Norfolk. It is largely quarried today for construction rather than conservation purposes, but it is essential that some extraction takes place for building stone uses and that minimal crushing of good quality carstone takes place for construction purposes. We note from the first paragraph that the carstone deposit in this site allocation is unsuitable for building stone use. We hope this has been based on a thorough investigation of the deposit within the site and it can be clearly demonstrated that the mineral is of insufficient quality for conservation purposes.</p>	<p>If the evidence is lacking, then Policy MIN 6 should include reference to the need for further investigation to establish the quality of the carstone deposit before extraction takes place. This might prevent good quality stone from being needlessly wasted. We continue to recommend that an alternative site for building quality Carstone is identified.</p>	<p>Noted. Site MIN 6 is already allocated within the adopted Minerals Site Specific Allocations DPD and the uses for carstone from this site were discussed at the EIP in 2013. The Carstone generally found within this part of the deposit has been worked for many years and has been generally found to contain insufficient iron to make it suitable for use as dimension stone, which is most often being found further north in the deposit including at the existing permitted site at Snettisham. While the allocation of minerals specific sites requires site investigations due to the variable nature of the deposit, it is only possible to get a general view of the underlying geology. However, as carstone suitable for use as dimension stone has a far higher market value than that of construction fill it is reasonable to assume that the operator will ensure that they get best value for any carstone of sufficient quality to be used as dimension stone, if such material is found during extraction. Due to the variable nature of the geological deposit, it is not possible to ascertain a tonnage for the permitted reserve that would be suitable for use as dimension stone through trial boreholes. However, it is known that suitable material has been extracted in the past from the permitted sites when encountered, and that based on the relatively small quantities of Carstone extracted per annum this would be likely to continue to occur through the Plan Period.</p> <p>NCC carried out a ‘call for mineral extraction sites’ as part of the production of the NM&WLP and no other sites for Carstone extraction were submitted for consideration, although there are other existing permitted Carstone extraction sites. At the end of 2021 the landbank of permitted reserves for Carstone in Norfolk was 1.524 million tonnes, which would last over 16 years based on the previous 10-years average sales.</p>	<p>HE comments: Historic England welcomes the helpful explanation regarding the likelihood that some dimension stone may be found within the permitted sites.</p> <p>We suggest that this situation should be monitored throughout the Plan period and that if insufficient dimension stone is coming forward for conservation/new build uses then alternative provision should be sought.</p> <p>Remaining unresolved issues: None</p>

Matter 29 Policy MIN 206 Oak Field, Tottenhill Rep ID: 99250 Comment

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
The Tottenhill Row Conservation Area is located to the west of the site. Mineral extraction has the potential to impact upon the setting of the conservation area. However, there is already some former mineral extraction closer to the Conservation Area. The nearest listed building is over 1 km away. We welcome the specific reference to the nearest heritage assets in the policy.	None	Noted	HE comments: Noted Remaining unresolved issues: None

Matter 30 Policy MIN 40 East Winch Rep ID: 99251 Objection

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>We have previously raised concerns with the site in terms of the potential impact on the significance and setting of the Grade II* listed church at East Winch just 50 metres away. We welcome the inclusion of screening around the edge of the site allocation as shown on the Proposals Map, but there is no certainty that the impact on heritage assets will be properly considered.</p> <p>We appreciate that an application was submitted for this site in 2018 and whilst Historic England originally objected to the proposal in 2018 we recommended that an appropriate restoration scheme should be agreed including restoring the land opposite the church to grassland.</p> <p>We note that criterion K does now refer to the field opposite the church must be restored to arable agricultural land which is welcomed.</p>	We suggest the removal of the word arable in criterion k as pasture would also be acceptable.	We consider that the policy wording is currently sound, and the proposed change is not required. The site is grade 3 arable agricultural land. Arable land is agricultural land suitable for cultivation by tilling and/or ploughing, and land returned to agricultural use after mineral extraction would generally be expected to be of such quality. Arable land may be used for cultivation of crops and temporary pasture in rotation, permanent pasture generally being limited to non-arable land due to ground conditions.	HE comments: Agreed. Remaining unresolved issues: None

Matter 31 Policy SIL 01 Bawsey Rep ID: 99252 Objection

Main Issues Raised at Reg 19 /20 stage	Changes suggested by Historic England at Reg 19	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>The boundaries of this site are in close proximity to a number of heritage assets comprising the ruined parish church of St Michael (grade II*) and a font against the south façade of Whitehouse Farm (grade II). Other non-designated assets exist and include a series of crop marks related to undated ditches and banks together with a possible Bronze Age Barrow.</p> <p>We welcome the reference in the supporting text to nearby heritage assets and the need to provide a heritage statement and LVIA to identify appropriate mitigation with any planning application. We welcome the reference to this in the policy. We also welcome the reference to archaeology requirements in the policy and supporting text. We welcome the reference to the listed church in the policy.</p>	<p>We suggest that other listed structure, the font, is also referenced.</p>	<p>Planning permission was granted for site SIL 01 (application number FUL/2020/0021) in August 2021. A Main Modification will be proposed to requirement c of Policy SIL01 to make specific reference to the grade II listed font in the policy as requested.</p> <p>Requirement c would then read as follows: “The submission of an acceptable Heritage Statement to identify heritage assets and their settings (including the Grade II* Ruins of Church of St Michael <u>and the Grade II Font against south façade of White House Farm</u>), assess the potential for impacts and identify appropriate mitigation if required.”</p>	<p>HE comments: Historic England welcomes this proposed modification to the policy.</p> <p>Remaining unresolved issues: None</p>

Matter 32 Policy MIN 115 North Walsham Rep ID: 99254 Comment

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>We welcome the reference in paragraph M115.3 and 115.5 to the nearby heritage assets and the need to provide a heritage statement to identify appropriate mitigation with any planning application. We welcome the reference to a heritage statement in the policy as well as reference to nearby heritage assets. We also welcome the reference to archaeology requirements in the policy and supporting text.</p>	<p>None</p>	<p>Noted</p>	<p>HE comments: Noted</p> <p>Remaining unresolved issues: None</p>

Matter 33 Policy MIN 207 Briston

Rep ID: 99255

Objection

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>We have concerns regarding this site given its location within the Glaven Valley Conservation Area. We understand that this site now has planning permission and to that end the principle of development has been established. Nevertheless, it is still important for the policy to set out an appropriate policy framework for the protection of the historic environment as the extant planning permission may not be implemented and an alternative application may be submitted. In order to make this policy effective, we recommend that the policy would be improved by specifically referencing mitigation measures identified through the planning application process.</p>	<p>Reference mitigation measures identified through the planning application process in the policy.</p>	<p>Planning permission (C/1/2018/1016) was granted for mineral extraction at this site in August 2019 and was implemented in 2022. The Landscape and Visual Impact Assessment submitted as part of the planning application found that the proposal will have no visible impact on the area as it is not visible from any public viewpoint. The completed reservoirs will be below 'ground level' so the water bodies will not be visible from either the Glaven Valley Conservation Area or the wider landscape. Historic England did not object to or raise any comments on the planning application. Therefore, the policy amendments proposed in this representation are not required as mineral extraction operations at this permitted site are controlled by planning conditions.</p>	<p>HE comments: We note that the permission has now been implemented.</p> <p>Whilst our preference remains for all sites included in a Local Plan to have appropriate mitigation measures listed, in this case informed by the conditions agreed through the Planning Application process, we note that the conditions of the planning permission do not have a strong heritage focus.</p> <p>Therefore, we accept that the wording in criteria e, f and g provide some degree of heritage protection for any future development proposals. The fact that the permission is now implemented makes the situation less critical.</p> <p>Remaining unresolved issues: None</p>

Matter 34 Policy MIN 208 East Beckham

Rep ID: 99256

Comment

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19	Norfolk County Council planning officer response	Historic England comments and remaining unresolved issues
<p>Whilst there are no designated heritage assets within the site boundary, there are a number of grade II listed buildings to the south of the site. The Upper Sheringham Conservation Area and Sheringham Hall RPG lies to the north of the site. We welcome the reference in paragraphs M208.3 - 208.5 to the nearby heritage assets and the need to provide a heritage statement to identify appropriate mitigation with any planning application. We welcome the reference to this in the policy including specific reference to heritage assets. We also welcome the reference to archaeology requirements in the policy and text.</p>	<p>None</p>	<p>Noted</p>	<p>HE comments: Noted</p> <p>Remaining unresolved issues: None</p>

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>We continue to have concerns regarding the potential impact of this allocation on heritage assets. We consider that there is insufficient historic environment evidence to justify its allocation. Whilst we appreciate that an application is due shortly, we would still expect the preparation of a heritage impact assessment to inform the policy wording in the Local Plan, particularly, in respect of potential mitigation for the site. This should provide a robust evidence base for the plan.</p> <p>Of particular concern is the impact on the setting of the Grade I Listed Church of St Mary, just 110m away and also the Grade II listed White House Farm only 70m away. Whilst we note that indicative site buffers/screening are shown on the map, we are still very concerned at the potential impact of the proposed allocation on heritage assets. We note that the plan states that users of the road would not have views of the mineral extraction when viewing the church, but that is not the same as not affecting the setting. Setting impacts can are not just visual but can include noise, dust, vibration etc. Indeed, in relation to the previous application on this site we raised strong objections and we advised that ‘In considering the contribution to the historic significance of the church made by its setting, it is clear that some harm will result from the proposed quarry, both during its period of activity and from the permanent change to the landscape.’ Although we appreciate that unlike the previous application, the allocation is just to the north of the road. However, we continue to have concerns regarding the potential impact of the allocation on heritage assets. We welcome criteria a, b, g and h. We also welcome the screening around the edge of the site as shown on the map extract.</p>	<p>Prepare a proportionate HIA now ahead of the application and EIP to consider the suitability or otherwise of the site and inform its extent and any potential heritage mitigation. The findings of the HIA would then need to inform the policy and supporting text. In order to justify this allocation, ensure consistency with the NPPF and to make the policy wording effective, for these sites we recommend an HIA is prepared now in advance of the EIP.</p> <p>Any evidence needs to be proportionate and need not necessarily be particularly onerous. For this site a fairly brief HIA will suffice. Our advice note <u>Historic Environment and Site Allocations in Local Plans</u> provides further advice in this respect and we would be happy to discuss the matter further and advise on a suitable way forward.</p>	<p>An HIA has been prepared for allocation site MIN 25. The HIA concludes that the existing tree belt around the allocation site, compliance with the site allocation policy requirements and other local plan policies, through the type of controls proposed in planning application FUL/2022/0056 would provide adequate mitigation measures for the setting of the nearby listed buildings. A modification will be proposed to paragraph M25.23 to add: <u>‘Restoration shall include the retention of boundary hedgerows and trees and should include the reinstatement of historic hedgerows and field boundaries informed by Historic Landscape Characterisation’.</u></p>	<p>HE comments: We welcome the preparation of an HIA for the site. The HIA has been helpful to better understand some of the potential impacts of extraction at this site allocation.</p> <p>We welcome the proposed modification to paragraph M25.23 in relation to site restoration.</p> <p>However, we continue to have serious concerns about the introduction of an extraction site at Haddiscoe due to the harm it would cause to the significance of St Mary’s Church, Haddiscoe and other heritage assets including the historic and group value of the Thorpe and Haddiscoe round tower churches.</p> <p>Relevant minerals policy is clear that there should be no unacceptable adverse impacts on heritage assets and their settings.</p> <p>As grade I listed buildings, very great weight should be given to the conservation of these assets when considering both temporary and permanent impacts of the proposal on their significance.</p> <p>Therefore, Historic England continues to have serious concerns regarding the proposed allocation of this site as it is not consistent with national policy for the protection of the historic environment.</p> <p>Remaining unresolved issues: Principle of allocation of site unresolved.</p>

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>Although there are no designated heritage assets within the site boundary, there is a scheduled monument (Roman camp and settlement site) to the south of the site, grade II* listed All Saints Church to the east and Scheduled Monument Great Hautbois old church and grade II* listed Church of St Theobald's to the north east of the site. Any extraction at the site has the potential to impact upon the settings of these heritage assets. We welcome the specific reference to the nearest heritage assets in the policy.</p>	<p>None</p>	<p>Noted</p>	<p>HE comments: Noted</p> <p>Remaining unresolved issues: None</p>

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and Remaining unresolved issues
<p>There are a number of designated heritage assets nearby, including the grade II listed Horstead Lodge to the east of the site, the Coltishall and Horstead Conservation Area to the north east (containing a number of listed buildings) and a Roman Camp Scheduled Monument just to the north of the site. We have concerns regarding the potential impact on the setting of the various heritage assets.</p> <p>We understand that this site now has planning permission and to that end the principle of development has been established. Nevertheless, it is still important for the policy to set out an appropriate policy framework for the protection of the historic environment as the extant planning permission may not be implemented and an alternative application may be submitted.</p> <p>Whilst we broadly welcome criteria f and g of the policy, the policy would be improved by specifically referencing mitigation measures identified through the planning application process.</p>	<p>In order to make this policy effective, we recommend that the policy would be improved by specifically referencing mitigation measures identified through the planning application process.</p>	<p>Planning permission (reference FUL/2020/0085) was granted for mineral extraction at this site in August 2021 and the permission has been implemented. The Environmental Statement submitted with the planning application included the following mitigation for potential impacts on listed buildings and the scheduled monument: advanced hedgerow planting and woodland planting on the northern boundary of the site; temporary soil screening bunds; restoration of the site to woodland and arable. The planning permission includes condition 5 which requires a scheme of landscaping to be submitted to and agreed in writing by the County Planning Authority, including advanced planting proposed. This condition was discharged in December 2022. The advanced planting includes new hedgerow along the eastern boundary and hedgerow and woodland planting along the northern boundary. It also includes a temporary soil screening bund located to the south of the advanced planting along the northern boundary. Condition 2 of the planning permission requires development to be carried out in accordance with the approved working and restoration plans. Therefore, the policy amendments proposed in this representation are not required as mineral extraction operations at this permitted site are controlled by planning conditions.</p>	<p>HE comments: We note that the permission has now been implemented.</p> <p>However, our preference remains for all sites included in a Local Plan to have appropriate mitigation measures listed, in this case informed by the conditions agreed through the Planning Application process. We note that the conditions of the planning permission do not have a strong heritage focus.</p> <p>Therefore, we accept that the wording in criteria e, f and g provide some degree of heritage protection for any future development proposals.</p> <p>The fact that the permission is now implemented makes the situation less critical.</p> <p>Remaining unresolved issues: None</p>

Main Issues Raised at Reg 19 /20 stage	Changes suggested by Historic England at Reg 19	Norfolk County Council planning officer response	Historic England Comments and remaining unresolved issues
<p>Whilst there are no designated heritage assets within the site boundary, there are a number of designated heritage assets quite close by. Minerals extraction in this location therefore has the potential to affect the setting of a number of designated heritage assets. We note the proposed mitigation buffer to the south east boundary (shown on the map) of the site which is broadly welcomed. We do welcome criteria a, c and d. We continue to have concerns regarding the potential impact of this allocation on heritage assets. We consider that there is insufficient historic environment evidence to justify its allocation. Whilst we appreciate that the site is already allocated and an application is due shortly, we would still expect the preparation of a heritage impact assessment to inform the policy wording in the Local Plan, particularly, in respect of potential mitigation for the site.</p> <p>In order to justify this allocation, ensure consistency with the NPPF and to make the policy wording effective, for this site we recommend an HIA is prepared now in advance of the EiP. This should provide a robust evidence base for the plan. Any evidence needs to be proportionate and need not necessarily be particularly onerous. For this site a fairly brief HIA will suffice. Our advice note Historic Environment and Site Allocations in Local Plans provides further advice in this respect and we would be happy to discuss the matter further and advise on a suitable way forward.</p>	<p>Prepare a proportionate HIA now ahead of the application and EiP to consider the suitability or otherwise of the site and inform its extent and any potential heritage mitigation. The findings of the HIA would then need to inform the policy and supporting text, particularly, in respect of potential mitigation and enhancement measures for the site.</p>	<p>Site allocation MIN 96 is a carried forward adopted specific site allocation contained in the existing Minerals Site Specific Allocations DPD (2013). Therefore, the potential for harm from mineral extraction on this site has already been subject to examination during 2013, and the allocation was found to be sound and legally compliant.</p> <p>Notwithstanding this, an HIA has been prepared for site MIN 96. The HIA concludes that mitigation measures of screen planting and/or bunding as appropriate, particularly along the north-western and south-eastern site boundaries should be specified in the site allocation policy criteria (a) and a modification will be proposed to Policy MIN 96 and paragraph M96.4 in this regard:</p> <p>Policy MIN 96: The following sentence is proposed to be added to the end of existing requirement (a) to state: <u>“Mitigation measures should include screen planting and/or bunding as appropriate, particularly along the north-western and south-eastern site boundaries;”</u></p> <p>The following sentence is proposed to be added to the end of Paragraph M96.4 <u>“Mitigation measures should include landscaping, screen planting and/or bunding as appropriate, particularly along the north-western and south-eastern boundaries of the site.”</u></p> <p>A modification will be proposed to paragraph M96.16 to state: ‘The restoration scheme should retain screen planting and include the restoration and reinstatement of historic hedgerows and field boundaries informed by <u>Historic Landscape Characterisation</u>’.</p>	<p>HE comments: We welcome the preparation of an HIA for the site.</p> <p>The HIA makes a number of helpful recommendations for mitigation including restoration as well as recommending a number of changes to the policy and supporting text.</p> <p>We welcome the proposed modifications to policy MIN96 criterion (a) and paragraph M96.16.</p> <p>These changes will help to protect the historic environment. The policy and supporting text wording is justified by the HIA, consistent with national policy and will be more effective in conserving and enhancing the historic environment.</p> <p>Remaining unresolved issues: None</p>

Main Issues Raised at Reg 19 / 20 stage	Changes suggested by Historic England at Reg 19 / 20 stage	Norfolk County Council planning officer response	Historic England Comments and Remaining unresolved issues
<p>We do not have the capacity to review the Sustainability Appraisal Report in any detail but did note that for a number of sites (including MIN 96, 40, 207, 25 and 65) significant negative effects (--) were identified but there was no explanation of these effects, simply a comment that a heritage statement would be required at application.</p>	<p>It is our view that wherever possible appropriate mitigation should be identified at this stage through an HIA to inform the Local Plan policy.</p>	<p>The scoring system for the Sustainability Appraisal was based on the distance of the nearest designated heritage assets to the site boundary. Therefore, all sites with a designated heritage asset within 250m distance of the site were scored ‘-’.</p> <p>Site MIN 207 (Briston) and site MIN 65 (Stanninghall) have both been granted planning permission for mineral extraction which has been implemented, with the issue of harm to heritage assets having been assessed and considered as part of the determination of the applications.</p> <p>HIAs have been produced for sites MIN 96 and MIN 25 to support the submission of the Minerals and Waste Local Plan.</p> <p>Planning permission was granted for site MIN 40 (application reference C/2/2018/2016) on appeal (reference APP/X2600/W/21/3289250) by the Planning Inspectorate on 7 June 2023. The application proposes a restoration which addresses the concerns of Historic England such that they are no longer objecting to the proposed development.</p>	<p>HE comments: Noted</p> <p>Remaining unresolved issues: None regarding the production of HIAs. HIAs have been completed by NCC for MIN 25 and MIN 96. Refer to Matter 38 (representation 99247) for HE comments on HIA for Spixworth and to Matter 35 (representation 99257) for HE comments and remaining unresolved issues for Haddiscoe.</p>

7. Signatures and Summary of Resolutions to agree/disagree

Resolutions

The table below summarises the up-to-date progress on matters discussed and resolutions as of 14 December 2023.

Matter	Policy/ Paragraph Reference	Rep ID	Resolved/ Unresolved	Date agreed
1	Whole Document – information only	99515	N/A – no change requested	10/07/2023
2	Whole Document – Insufficient separate Historic Environment Policy	99515	See Matter 9, Matter 11 and Matter 17.	10/07/2023
3	Whole Document - Site allocations requiring further assessment	99515	See Matter 33, Matter 35, Matter 37 and Matter 38	10/07/2023
4	Whole Document – meeting with Historic England	99515	Resolved	10/07/2023
5	Paragraph 2.8/2.9 of Chapter 2 (Introduction) and site assessments for site allocations – Heritage Impact Assessments prior to allocation	99220	See Matter 38 and Matter 35	10/07/2023
6	Paragraph 3.21 of Chapter 3 (Norfolk Spatial Portrait) – Carstone policy	99221	Resolved	10/07/2023
7	Mineral Strategic Objectives - Map 1 Key Diagram	99222	Resolved	10/07/2023
8	Policy MW1. Development Management Criteria – policy wording amended	99224	Resolved	10/07/2023
9	Policy MW1. Development Management Criteria - below ground archaeology	99224 99515	Resolved	10/07/2023
10	Paragraph 6.30 of the supporting text to Policy MW1: Development Management Criteria - Heritage Impact Assessments prior to allocation	99225	See Matter 38 and Matter 35	10/07/2023
11	Policy WP2: Spatial strategy for waste management facilities - wording in relation to harm	99226	Unresolved. HE preference is for additional wording on less than substantial harm to be in the policy instead of supporting text.	25/07/2023
12	Policy WP11. Disposal of inert waste by landfill – support wording/references	99227	N/A – no change requested	10/07/2023
13	Policy WP11. Disposal of inert waste by landfill – support wording/references	99228	N/A – no change requested	10/07/2023

Matter	Policy/ Paragraph Reference	Rep ID	Resolved/ Unresolved	Date agreed
14	Policy WP15. Whitlingham Water Recycling Centre – support wording	99229	N/A – no change requested	10/07/2023
15	Policy WP16. Design of waste management facilities - support wording/references	99230	N/A – no change requested	10/07/2023
16	Policy MP1. Provision of minerals extraction - Carstone Requirement and Shortfall	99231 99248	Resolved	10/07/2023
17	Policy MP2. Spatial strategy for minerals extraction – reword policy re: harm	99233	Unresolved. HE preference is for additional wording on less than substantial harm to be in the policy instead of supporting text.	25/07/2023
18	Paragraph MP2.1 of the supporting text to Policy MP2: Spatial strategy for minerals extraction - no reference to the historic environment	99232	Resolved	10/07/2023
19	Policy MPSS1. Silica sand extraction sites – support wording/references	99234	N/A – no change requested	10/07/2023
20	Policy MP5. Core River Valleys – support wording/references	99235	N/A - no change requested	10/07/2023
21	Policy MP6. Cumulative impacts and phasing of workings – support wording/references	99236	N/A – no change requested	10/07/2023
22	Policy MP7. Progressive working, restoration and after-use – Characterisation and character assessments	99238	Resolved	10/07/2023
23	Paragraph MP7.8 of the supporting text to Policy MP7: Progressive working, restoration and after-use - support wording/references	99237	N/A – no change requested	10/07/2023
24	Policy MP11. Mineral Safeguarding Areas and Mineral Consultation Areas - support wording/references	99239	N/A – no change requested	10/07/2023
25	Policy MIN 12 Chapel Lane, Beetley - support wording/references	99240	N/A – no change requested	10/07/2023
26	Policy MIN 51/13/08 Beetley - support wording/references	99241	N/A – no change requested	10/07/2023
27	Policy MIN 200 Carbooke - support wording/references	99242	N/A – no change requested	10/07/2023
28	Policy MIN 06 Middleton (Carstone) – Carstone evidence	99248	Resolved	10/07/2023

Matter	Policy/ Paragraph Reference	Rep ID	Resolved/ Unresolved	Date agreed
29	Policy MIN 206 Oak Field, Tottenhill - support wording/references	99250	N/A – no change requested	10/07/2023
30	Policy MIN 40 East Winch – remove word ‘arable’	99251	Resolved	10/07/2023
31	Policy SIL 01 Bawsey – reference ‘font’	99252	Resolved	10/07/2023
32	Policy MIN 115 North Walsham - support wording/references	99254	N/A - no change requested	10/07/2023
33	Policy MIN 207 Briston - reference mitigation measures	99255	Resolved	10/07/2023
34	Policy MIN 208 East Beckham - support wording/references	99256	N/A - no change requested	10/07/2023
35	Policy MIN 25 Haddiscoe - Heritage Impact Assessments prior to allocation	99257	Unresolved. The principle of the site allocation is unresolved. HE continues to have serious concerns regarding the proposed allocation of this site and state that it is not consistent with national policy for the protection of the historic environment.	14/12/2023
36	Policy MIN 64 Horstead - support wording/references	99245	N/A - no change requested	10/07/2023
37	Policy MIN 65 Stanninghall - reference mitigation measures	99246	Resolved	10/07/2023
38	Site Characteristics paragraph of the supporting text to Policy MIN 96: Spixworth - Heritage Impact Assessment prior to allocation	99247	Resolved	14/12/2023
39	Appendix B of the Sustainability Appraisal Report - Heritage Impact Assessment prior to allocation	99516	See response to Matter 35 and Matter 38	10/07/2023

Signatures

- Caroline Jeffery, Principal Planner (Minerals and Waste Policy), Norfolk County Council
REDACTED SIGNATURE

18/12/2023

- Debbie Mack, Historic Environment Planning Advisor, Historic England
18/12/2023

REDACTED SIGNATURE