



Strategic Environment Assessment (SEA):
Screening Statement for the draft Wimbledon Town Centre
(masterplan)
Supplementary Planning Document (SPD)
September 2018

1. Introduction: Screening Statement

- 1.1 The aim of this document is to determine if, a Strategic Environmental Assessment (SEA) in accordance with the Environmental Assessment of plans and Programmes Regulations 2004 and European Directive 2001/402EC is the required for a Wimbledon Town Centre masterplan (currently know as), the council wishes to produce. For the purpose of this SEA screening it will be referred to as a 'SPD' (Supplementary Planning Document), as it is the council intention for the document, for the documents to be known as, and adopted as SPD following public consultation(s).
- 1.2 Merton's Local Plan¹ comprises of the following documents as well as the National Planning Policy Framework (NPPF) and National Planning Policy Guidance (NPPG) :
-) South London Waste Plan (2012)
 -) Core Planning Strategy (2011)
 -) Sites and Polices Plan (2014)
 -) Policies Map (2014)
 -) London Plan (2016) and the Draft London Plan (2017)
- 1.3 All of the above mentioned documents have been subject to a full Sustainability Appraisal. The National Planning Policy Guidance (NPPG) states: *"Strategic environmental assessment alone can be required in some limited situations where sustainability appraisal is not needed. This is usually only where either neighbourhood plans or supplementary planning documents could have significant environmental effects."*
- 1.4 The SEA Directive requires SEA for plans which (i) 'determine the use of small areas at a local level' or (ii) 'minor modification' is to plans, only when these are likely to cause significant environment effects.
- 1.5 The criteria for determining the significance of effects are taken from schedule 19(2) (a) and 10(4) (a) of the Environmental Assessment of Plans and programmes Regulations 2004 and are redefined in Appendix 1. These can be split into criteria related to:
- (i) the scope and influence of the document
 - (ii) the type of impact and area likely to be affected

The purpose of the SPD

- 1.6 The purpose of this SPD is to provide detailed advice and guidance to the public, developers, decision makers and other interested parties regarding the implementation and compliance with policies in Merton's Local Plan¹.

2 SEA Screening Procedure

- 2.1 It is the responsibility of the Responsible Authority (in this case Merton Council) to determine whether the plan or programme under assessment is likely to have a significant adverse environmental effect. This assessment must be made taking account of the criteria set of in Schedule 1 of the Environment

¹ <https://www2.merton.gov.uk/environment/planning/planningpolicy/localplan.htm>

Assessment of Plans and Programmes Regulations 2004 and in consultation with:

- The Environment Agency
- Historic England and;
- Natural England.

Environmental Assessment of Plans and Programmes Regulations 2004 (part 3) (6):

Where a consultation body wishes to respond to a consultation under paragraph (5), it shall do so within the period of 5 weeks beginning with the date on which it receives the responsible authority's invitation to engage in the consultation.

2.2 Where the Responsible Authority determines that a plan or programme is unlikely to have a significant effect and therefore does not need to be subject to a full Strategic Environmental Assessment; the Responsible Authority must prepare a statement showing the reason for this determination. Figure 1 below shows the results of this screening process for the SuDS SPD.

Figure 1: Determining the likely significant of effects on the environment

SEA Directive Criteria schedule 1 Environmental Assessment of Plans and Programmes Regulation 2004	Summary of significant effects
1. Characteristics of the SPD	
(a) <i>The degree to which the SPD sets out a framework for projects and other activities, either with regard to location, nature, size or operating conditions or by allocating resources</i>	The SPD will provide guidance to Merton's Local Plan. The Local Plan is the statutory framework for planning development in the London Borough of Merton.
(b) <i>The degree to which the SPD influences other plans and programmes including those in a hierarchy</i>	The guidance within the SPD is in line with the strategic objectives, spatial vision and policies within Merton Local Plan. All the above mentioned documents have all been subject to full Sustainability Appraisal and SEA at each consultation stage and at adoption stage.
(c) <i>The relevance of the SPD for the integration of environmental considerations in particular with a view to promoting sustainable development.</i>	The SPD promotes sustainable development by providing guidance on the implementation of, and compliance with, the strategic objectives, spatial vision and policies within Merton Local Plan documents. The SPD relates to a number of policies within Merton's Local Plan ¹ for example: <ol style="list-style-type: none"> 1. Core Planning Strategy (2011) – (strategic policies) <ul style="list-style-type: none"> CS 6 Wimbledon town centre CS 7 Centres and table 17.2 town centre aims CS 12 Economic development CS14 Design 2. Sites and policies plan (2014) – (development policies and site allocations): a number of policies such as employment, design, environmental protection, transport.

	All of Merton's Local Plan documents have been subject to Sustainability Appraisal and SEA.
(d) <i>Environmental problems relevant to the planning brief</i>	The SPD will not introduce or increase any environmental problems.
(e) <i>The relevance of the SPD for the implementation of community legislation on the environment (e.g. plans and programmes related to water and waste).</i>	The SPD will not impact on the implementation of the community legislation on the environment.
2. Characteristics of the effects and area likely to be affected having particular regard to:	
(a) <i>The probability, duration, frequency and reversibility of the effects</i>	The overall impact of the SPD will be positive by maximising the positive environmental effects of development and minimising or avoiding negative impacts on the environment in Merton.
(b) <i>The cumulative nature of the effects of the SPD</i>	The effects of SPD supports sustainable development, therefore any cumulative impact will also be beneficial.
(c) <i>The trans boundary nature of the effects of the SPD</i>	The effects are limited to developments within Merton's geographical boundary.
(d) <i>The risk to human health or environment (e.g. due to accident)</i>	There are no significant risks to human health envisaged through the application of the SPD.
(e) <i>The magnitude and spatial extent of the effects (geographic area and size of the population likely to be affected) by the planning brief</i>	The SPD is only applicable to developments and the population of Merton.
(f) <i>The value and vulnerability of the area likely to be affected by the planning brief due to:</i>) <i>Special nature characteristics or cultural heritage</i>) <i>Exceed environmental quality standards or limits values</i>) <i>Intensive</i>	The SPD is applicable to developments within the borough of Merton, which includes a number of conservation areas, listed buildings and other heritage assets. Policy impacts on heritage assets have been subject to full Sustainability Appraisals and SEA for Merton's Local Plan.
(g) <i>The effects of the SPD on areas or landscapes which have recognised national Community or international protected status.</i>	The overall, impact of the SPD will be positive by maximising the positive environmental effects of development in Merton and minimising or avoiding negative and adverse impacts.

3 Screening outcome

3.1 This section sets out Merton's formal determination in the regard to SEA of the SPD, made in accordance with regulation 9 of the Environmental Assessment of Plans and Programmes Regulations 2004. It sets out the reasons for the determination.

3.2 Following the screening process Merton Council has determined that the SPD would not be likely to have '*significant environmental effects*' in itself. In coming to this conclusion the council has had regard to the fact that the SPD will not have effects beyond Merton's Local Plan policies which, have all been subject to Sustainability Appraisal and Strategic Environmental Assessment (SEA); the findings of which have been taken into account in this assessment.

3.3 The council has determined that the SPD does not require a SEA for the following reasons:

-) It is unlikely to have significant effects on the wider environment since it provides guidance on the implementation of Local Plan policies which will

have largely positive impacts. Therefore it will not be necessary to carry out a Strategic Environmental Assessment on this SPD

- J Merton's local policies have all been subjected to Sustainability Appraisals and SEAs for their environmental impact at each consultation stage and at adoption.
- J It does not provide any new policies, nor amend any existing policies, nor allocate sites for any specific use.
- J Its purpose is to provide additional advice and guidance to the public, developers and officers regarding implementation and compliance with Merton Local Plan policies in regard to future development, ensuring the vitality of Wimbledon town centre, enhancing and preserving historic heritage found within Wimbledon town centre and its surrounds and requiring good design.
- J The SPD guidance does not create or raise any cross boundary issues.

4 Environmental bodies consultation

- 4.1 In accordance with the Environmental Assessment of Plans and Programmes Regulations 2004 (part 3) (6). The council consulted with the Environment Agency, Natural England and Historic England. All responses received to the council can be found in appendix A. I

Appendix A Environmental bodies responses

-) Natural England
-) Historic England



Historic England

Ms A Clarke
Planning Policy
Merton Civic Centre
London Road
Morden SM4 5DX

Our ref: PL00469429

By email: AnnMaria.Clarke@merton.gov.uk

20th August 2018

Dear Ms Clarke,

**Strategic Environmental Assessment Screening Opinion: Wimbledon Town Centre (Masterplan)
August 2018**

Historic England is the Government's adviser on all matters relating to the historic environment and a statutory consultee on a broad range of applications including the Strategic Environmental Assessment (SEA) of plans. Accordingly, we have reviewed your screening document in the light of the Environmental Assessment of Plans and Programmes Regulations and the National Planning Policy Framework (NPPF), with particular regard to the NPPF's core planning principle that heritage assets be conserved in a manner appropriate to their significance, so that they can be enjoyed for their contribution to the quality of life of this and future generations. Having done this Historic England can offer the following advice on the need for SEA.

While we note the Council's suggested screening outcome, based in part on the proposed Supplementary Planning Document (SPD) being a subsidiary document to the Local Plan which has been subject to a full Sustainability Appraisal, we also note that there are several listed buildings, conservation areas and a registered park and garden that are in or close to Wimbledon Town Centre and the likely scale of change that will happen if the proposed Crossrail 2 scheme takes place. We therefore reserve judgement that SEA is, or is not, required until we have seen more details of the contents of the SPD. This is because it seems possible that the masterplan might result in significant environmental effects. Furthermore, we note that part 2 of the screening assessment, looking at *Characteristics of the effects and area likely to be affected*, appears to acknowledge that there would be environmental effects (potentially significant), notably in parts A and G. While the Council may consider the impacts to be positive, we are unable to confirm either their scale or quality this at this stage without further information.

Please note that this advice is based on the information that has been provided to us and does not affect our obligation to advise on, and potentially object to any specific development proposal which may subsequently arise from your SPD, and which may have adverse effects on the environment.



Historic England, 4th Floor, Cannon Bridge House, Dowgate Hill, London, EC4R 2YA
Telephone 020 7973 3700
HistoricEngland.org.uk

Please note that Historic England operates an access to information policy.
Correspondence or information which you send us may therefore become publicly available.





Historic England

Yours sincerely,

tronic electronic electro
c ete e
ctronic electronic electro
: electronic electronic ele



David English

Historic Places Principal London

E-mail: david.english@HistoricEngland.org.uk

Direct Dial: 020 7973 3747



Historic England, 4th Floor, Cannon Bridge House, Dowgate Hill, London, EC4R 2YA
Telephone 020 7973 3700
HistoricEngland.org.uk

Please note that Historic England operates an access to information policy.
Correspondence or information which you send us may therefore become publicly available.



Date: 05 September 2018
Our ref: 255022
Your ref: Wimbledon Town Centre SPD



Ms A Clarke
Strategic Policy Planner
London Borough of Merton
Merton Civic Centre
London Road
Morden SM4 5DX

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

BY EMAIL ONLY
annmaria.clarke@merton.gov.uk

T 0300 060 3900

Dear Ms Clarke

Wimbledon Town Centre SPD – SEA for Consultation (Environmental bodies)

Thank you for your consultation request on the above dated and received by Natural England on 8th August 2018.

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.

Screening Request: Strategic Environmental Assessment

It is our advice, on the basis of the material supplied with the consultation, that, in so far as our strategic environmental interests are concerned (including but not limited to statutory designated sites, landscapes and protected species, geology and soils) are concerned, that there are unlikely to be significant environmental effects from the proposed planning document.

We have checked our records and based on the information provided, we can confirm that in our view the proposals contained within the plan will not have significant effects on sensitive sites that Natural England has a statutory duty to protect.

We are not aware of significant populations of protected species which are likely to be affected by the policies / proposals within the plan. It remains the case, however, that the responsible authority should provide information supporting this screening decision, sufficient to assess whether protected species are likely to be affected.

Notwithstanding this advice, Natural England does not routinely maintain locally specific data on all potential environmental assets. As a result the responsible authority should raise environmental issues that we have not identified on local or national biodiversity action plan species and/or habitats, local wildlife sites or local landscape character, with its own ecological and/or landscape advisers, local record centre, recording society or wildlife body on the local landscape and biodiversity receptors that may be affected by this plan, before determining whether an SA/SEA is necessary.

Please note that Natural England reserves the right to provide further comments on the environmental assessment of the plan beyond this SEA/SA screening stage, should the responsible authority seek our views on the scoping or environmental report stages. This includes any third party appeal against any screening decision you may make.

For any new consultations, or to provide further information on this consultation please send your correspondences to consultations@naturalengland.org.uk.

Yours sincerely

Sharon Jenkins
Consultations Team