

SEA Screening Report

Title: Supplementary Guidance – Historic Built Environment

Date: 16 November 2016

Section 1: Cover Note

To: SEA.gateway@scotland.gsi.gov.uk

An SEA Screening Report is attached for the plan, programme or strategy (PPS) entitled:
Supplementary Guidance – Historic Built Environment

The Responsible Authority is:
Dumfries and Galloway Council

Screening is required by the environmental Assessment (Scotland) Act 2005. In the view of
Dumfries and Galloway Council:

- | | |
|-------------------------------------|--|
| <input type="checkbox"/> | <u>an SEA is required</u> because the PPS falls under the scope of Section 5(3) of the Act and is likely to have significant environmental effects <u>or</u> |
| <input type="checkbox"/> | <u>an SEA is required</u> because PPS falls under the scope of Section 5(4) of the Act and is likely to have significant environmental effects <u>or</u> |
| <input checked="" type="checkbox"/> | <u>an SEA is not required</u> because the PPS is unlikely to have significant environmental effects |

OR

<input type="checkbox"/>	The PPS does not require an SEA under the Act. However, we wish to carry out an SEA on a voluntary basis. We accept that, because this SEA is voluntary, the statutory 28 day timescale for views from the Consultation Authorities cannot be guaranteed.
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OR

<input type="checkbox"/>	None of the above apply. We have prepared this screening report because.....
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Section 2: Contact Details

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Signature: David Suttie

Date: 16 November 2016

Section 3: Key Facts

Responsible Authority	Dumfries and Galloway Council
Title of PPS	Historic Built Environment, Supplementary Guidance
Purpose of PPS	<p>The Supplementary Guidance (SG) will be used to assist developers, owners and decision makers to evaluate historic assets and their setting and the contribution they make to the historic environment of the region, so that development proposals will protect what contributes to special historic or architectural interest or character.</p> <p>It will be a key document for decision making where changes to historic assets are proposed.</p> <p>It will support policies OP1(b), HE1, HE2, HE3, HE4, HE5 and HE6 of Dumfries and Galloway Local Development Plan adopted December 2014.</p>
What prompted the PPS <i>(e.g., a legislative, regulatory or administrative provision)</i>	<p>Scottish Planning Policy and policies within the adopted Dumfries and Galloway LDP 2014 recognise the important contribution that the historic environment makes to the region in terms of its identity, the well-being of communities, the economy and the history of the nation. The variation in quality of proposals submitted for consideration in respect of the historic environment has revealed that some agents and owners require guidance to improve the design of schemes and how to assess their impact on the historic environment.</p>

Subject (e.g., Transport or Tourism)	Conservation – Built Environment and Landscape
Period Covered by PPS	From the date of adoption forward i.e.: 2017 forward.
Frequency of updates	The guidance will be reviewed as considered necessary with the first review to be completed for publication in draft in 2018 alongside the proposed LDP2, updated to provide guidance for 2 new proposed historic environment policies. Review thereafter will be at least every five years in line with the Local Development Plan cycle.
Area covered by PPS	The region covers 642,601 hectares – recognised assets of the historic environment are found in many, but not all, parts of the region.
Summary of nature/content of PPS	The Historic Built Environment, Supplementary Guidance provides advice on policies and principles for the management of development within the historic environment of the region. It identifies the information needed for owners and designers to develop appropriate schemes and to help make development management decisions. It provides information on maintenance and improving energy efficiency of traditional buildings. It includes links and references to information sources.
Are there any proposed PPS objectives?	The objective is to assist deliver the vision of the LDP by encouraging well-conceived development proposals and consistency in decision making, in relation to the historic environment.
Copy of aims attached?	N/A
Date	16 th November 2016

Section 4: Background

Introduction

4.1 The supplementary guidance brings together the range of issues to be considered when putting together proposals which maintain or enhance the character of historic buildings and places. It is intended to guide designers and owners through the elements and features of the historic environment so that they may identify which contribute to the special interest of their property; an approach which will allow developers, designers and owners to arrive at sensitive design solutions.

4.2 Sound judgement based on the guidance can be used to determine the best way to preserve the distinctive character of the historic buildings and places, to continue their

contribution to the environment and their importance to the community. In this way, national and local planning objectives can be met.

4.3 The guidance will help applicants establish what supporting information they will need to provide with applications in order to demonstrate that they have properly evaluated and recorded historic character. The guidance provides links to sources of information which will assist owners and developers in putting together those documents. It will also help applicants put together statements which justify the design proposal being presented.

4.4 The guidance will assist officers of the Council and other stakeholders in assessing development proposals by providing the basis for a consistent approach when decisions are required or when preparing proposals for change. As Supplementary Guidance for Dumfries and Galloway Council, the guidance will assist Development Management decisions in particular.

4.5 The guidance will be the subject of a minimum of 6 weeks public consultation which will give opportunity for input and comment from stakeholder organisations and members of the public and amendment of the document to take account of the relevant comments received so that there is a wide ownership of the principles and information provided within the guidance.

Section 5: SEA Screening Report

The Council's determinations regarding the likely significance of effects on the environment of 'Supplementary Guidance – Crichton Conservation Area Character Appraisal' are set out in Table 1:

Table1: Likely Significance of Effects on the Environment

Criteria for determining the likely significance of effects on the environment *	Likely to have significant environmental effects? Yes/No	Summary of significant environmental effects (negative and positive)
1 (a) To what degree will the PPS set the framework for projects and other activities, either with the regard to the location, nature, size and operating conditions or by allocating resources?	No	It is intended that the Historic Built Environment Supplementary Guidance will support development that uses design and materials which are most appropriate for the optimum conservation of the historic asset.
1 (b) Will the PPS influence other plans, programmes and strategies (including those in the hierarchy) and to what degree?	No	It is intended that the Historic Built Environment Supplementary Guidance will work in unison with other relevant supplementary guidance, policies, programmes and strategies and influence the way in which their outcomes and targets are achieved rather than whether they will be achieved.

1 (c) Is the PPS relevant to the integration of environmental considerations, in particular with a view to promoting sustainable development?	No	The Historic Built Environment Supplementary Guidance will help development proposals integrate with a range of historic environment considerations. It will promote the use of sustainable methods and materials although this will be restricted to a supportive role for buildings and places which are of historic interest.
1 (d) What are the environmental problems that are relevant to the PPS?	No	The Historic Built Environment Supplementary Guidance does not introduce any new policy considerations and consequently no environmental issues are raised. It seeks to require development to use materials and methods for alterations to traditional buildings which are of an appropriate design but which will also improve their energy performance without detriment to their longevity.
1 (e) Will the PPS be relevant to the implementation of Community Legislation on the environment? (e.g., PPS linked to waste management or water protection)	No	The Historic Built Environment Supplementary Guidance does not introduce any new policy considerations and would not be directly relevant to this issue. If applicable, this would be considered in the assessment of individual planning applications alongside other matters.
2 (a) Will the environmental effects be significant when consideration is given to their probability, duration, frequency and reversibility?	No	There are no significant environmental effects identified.
2 (b) Will the environmental effects be cumulative in nature? (Consider the impact of other PPS's as well as local conditions)	No	There are no significant environmental effects identified.
2 (c) Will the environmental effects be trans-boundary in nature? (i.e., environmental effects on other Local Authorities or EU Member states)	No	There are no significant environmental effects identified.
2 (d) Will the environmental effects be significant when consideration is given to the potential risks to human health? (e.g.,	No	There are no significant environmental effects identified.

contribution to medical conditions or the possibility of accidents)		
2 (e) Will the environmental effects be significant when consideration is given to the potential magnitude and spatial extent of the effects? (e.g. geographical area and size of population likely to be affected)	No	There are no significant environmental effects identified.
2 (f) Is the value and vulnerability of the area likely to be affected due to: i) Special natural characteristics or cultural heritage? ii) Exceeded environmental quality standards or limit values? OR iii) Intensive land use?	No	Any environmental effects will not be individually significant and will conserve the cultural heritage, thus the guidance will have only positive effects on cultural heritage within the region. Although it is difficult to gauge the number of proposals that will come forward it is unlikely that there would be any significant cumulative effect. Historic Built Environment Supplementary Guidance seeks to manage development to ensure the protection of historic assets and thus the cultural heritage and character of the area.
2 (g) Will the PPS have a significant environmental effect on areas or landscapes which have a recognised national, Community or international protection status?	No	It is intended that the Historic Built Environment Supplementary Guidance aids the protection, conservation and re-use of designated historic assets including Listed Buildings and Conservation Areas. It will also play a part in ensuring that the recognised wider historic environment without statutory designations will be considered in development proposals including Archaeological sites, Inventory and Non-Inventory Designed Landscapes and other places noted on the Historic Environment Record. Any actions proposed within the Historic Environment will be subject to the scrutiny of the planning system including reference to the Historic Built Environment Supplementary Guidance as a material consideration.

* **1(a), 1(b) etc.** refer to paragraphs in Schedule 2 of the Environmental Assessment (Scotland) Act 2005
2(a), 2(b) etc. refer to paragraphs in Schedule 2 of the Environmental Assessment (Scotland) Act 2005

Section 6: Summary of Environmental Effects

6.1 The Historic Built Environment Supplementary Guidance is not considered to have any significant environmental effects as it does not introduce new policy or promote any particular proposals, consequently no environmental issues are identified. Its purpose is to seek to require development within the historic environment to use design, materials and methods which are appropriate to historic buildings without detriment to their interest or long term survival.

The Historic Built Environment Supplementary Guidance does not introduce any new policy considerations and is intended to amplify the existing Historic Environment policies of the adopted Local Development Plan to assist owners, developers and decision makers evaluate proposals.

It provides information to decision makers, the public and other stakeholders to enable a better understanding of the matters that are considered to contribute to the special character, qualities and setting of the range of elements which are part of the historic environment.