

A47 Blofield to North Burlingham Dualling

Scheme Number: TR010040

Volume 6

6.2 Environmental Statement Appendices

Appendix 15.1 – CEA Stage 2 Screening

APFP Regulation 5(2)(a)

Planning Act 2008

Infrastructure Planning (Applications: Prescribed
Forms and Procedure) Regulations 2009

December 2020

Infrastructure Planning

Planning Act 2008

**The Infrastructure Planning
(Applications: Prescribed Forms and
Procedure) Regulations 2009**

A47 Blofield to North Burlingham
Development Consent Order 202[x]

ENVIRONMENTAL STATEMENT APPENDICES
Appendix 15.1 CEA Stage 2 Screening

Regulation Number:	Regulation 5(2)(a)
Planning Inspectorate Scheme Reference	TR010040
Application Document Reference	6.2
BIM Document Reference	PCF Stage 3
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Version	Date	Status of Version
Rev 0	December / 2020	Application Issue

Cumulative effects assessment: Stage 2 screening

ID	Application Reference	Distance from Site (m)	Total size	Land Use Type*	Tier	Uncertainty	Biodiversity 4km / 10km / 30km		Cultural Heritage 2.6km		Landscape / Geology and Soils / RDWE 2km		Noise and Vibration 1.2km		Population and Human Health 1km		Shortlist
							Const.	Oper.	Const.	Oper.	Const.	Oper.	Const.	Oper.	Const.	Oper.	
2	Blofield: Land off Wyngates	188	64 dwellings	C3	3	Near Certain	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
5	Blofield: Land East of Plantation Road	125	14 dwellings	C3	3	Near Certain	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
6	Blofield: Land Adj. 20 Yarmouth Road	884	30 dwellings	C3	3	Near Certain	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
7	Blofield: Land South of Yarmouth Road and North of Lingwood Ro	252	79 dwellings	C3	3	Near Certain	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
8	Blofield: Land South of Yarmouth Road and North of Lingwood Ro	168	30 dwellings	C3	3	Near Certain	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
9	Blofield: Land at Yarmouth Road (BLO1)	849	163 dwellings	C3	3	More than Likely	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
10	Brundall: Land to west of Cucumber Lane (BRU1)	2130	7 dwellings	C3	3	Near Certain	Yes	Yes	Yes	Yes	No	No	No	No	No	No	Yes
11	Brundall: Vauxhall Mallards & Land Rear of Hillside, Strumpshaw Road	2039	44 dwellings	C3	3	Near Certain	Yes	Yes	Yes	Yes	No	No	No	No	No	No	Yes
14	Great and Little Plumstead: Land NE side Church Lane Approved	3622	11 dwellings	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
15	Great and Little Plumstead: Land at Former Little Plumstead Hospital	3059	109 dwellings	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
16	Growth Triangle: Land East of Broadland Business Park (GT11)	4869	850 dwellings	C3	3	More than Likely	Yes	Yes	No	No	No	No	No	No	No	No	Yes
17	Growth Triangle: Land East of Broadland Business Park (North)	5020	300 dwellings	C3	3	More than Likely	Yes	Yes	No	No	No	No	No	No	No	No	Yes
37	Thorpe St. Andrew: Land at Brook Farm & Laurel Farm (Not Decide	5299	600 dwellings	C3	3	More than Likely	Yes	Yes	No	No	No	No	No	No	No	No	Yes
38	Thorpe St. Andrew: Pinebanks	7947	181 dwellings	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
39	Thorpe St. Andrew: Land at Griffin Lane	6307	71 dwellings	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
48	Acle: Land North of Norwich Road	1170	137 dwellings	C3	3	Near Certain	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	No	No	Yes

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							Const.	Oper.	Const.	Oper.	Const.	Oper.	Const.	Oper.	Const.	Oper.	
61	Lingwood and Burlingham: Lingwood Primary School, Chapel Road	1533	22 dwellings	C3	3	Near Certain	Yes	Yes	Yes	Yes	Yes	Yes	No	No	No	No	Yes
69	Strumpshaw: Former Hamper People, Norwich Road	1649	10 dwellings	C3	3	Near Certain	Yes	Yes	Yes	Yes	Yes	Yes	No	No	No	No	Yes
89	Bethel Street, Aldwych House (5)	11127	52 dwellings	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
95	Bowthorpe Road, Norwich Community Hospital Site (3)	12803	73 dwellings	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
98	Carrow Road, The Clarence Harbour Public House (1a)	9575	1 dwelling	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
99	Carshalton Road, Former Lakenham Sports and Social Club (1a)	10407	49 dwellings	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
11	Goldsmith Street (3)	11578	105 dwellings	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
12	Kerrison Road, Norwich City Football Club Car park and Groundsm	9908	323 dwellings	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
13	Little John Road, Parish Hall/Vicarage Garden (1a)	11893	5 dwellings	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
15	Queens Road and Surrey Street Sentinel House	10769	199 dwellings	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
16	Three Score (1a)	15377	908 dwellings	C3	3	More than Likely	Yes	Yes	No	No	No	No	No	No	No	No	Yes
18	Bluebell Road, Blackdale Building (UEA residences) (6a) 915 beds,	14054	401 beds	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
18	Earlham West Centre, Shoemaker Public House (6a) 20 flats, 70 be	14259	20 dwellings	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
18	Heigham Road, St Johns Catholic Infant School site (6b) 60 beds	11684	60 beds	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
18	Ivy Road (6b) 70 beds	13261	70 beds	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
18	Costessey: North of the River Tud/Queen's Hills	18665	400 dwellings	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
19	Costessey: west of Lodge Farm	17806	530 dwellings	C3	3	More than Likely	Yes	Yes	No	No	No	No	No	No	No	No	Yes
19	Costessey, Townhouse Road	15392	70 dwellings	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes

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							Const.	Oper.	Const.	Oper.	Const.	Oper.	Const.	Oper.	Const.	Oper.	
19	Easton: south and east of village	19500	900 dwellings	C3	3	More than Likely	Yes	Yes	No	No	No	No	No	No	No	No	Yes
22	Surlingham: The Street	3579	5 dwellings	C3	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
23	Trowse: White Horse Lane	9622	173 dwellings	C3	3	More than Likely	Yes	Yes	No	No	No	No	No	No	No	No	Yes
35	Land west of Unit 1, Hall Road Retail Park A1 foodstore	11350	97 jobs	A1	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
35	Land north of Hellesdon Hall Road (Wickes DIY) A1 DIY/B8	13121	15 jobs	B8	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
35	Land north of Hellesdon Hall Road (Wickes DIY) A1 DIY/B8	13121	15 jobs	A1 (DIY)	3	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes
88	Broadland 20161483 – Residential development and retail development Yarmouth	1623	155 dwellings	C3	3	Near Certain	Yes	Yes	Yes	Yes	Yes	Yes	No	No	No	No	Yes
88	Broadland 20161483 – Residential development and retail development Yarmouth	1313	63 jobs	B2	3	Near Certain	Yes	Yes	Yes	Yes	Yes	Yes	No	No	No	No	Yes
89	Third River Crossing	14254	Bridge	Infrast	2	Near Certain	Yes	Yes	No	No	No	No	No	No	No	No	Yes

6.1. Land use classes

6.1.1. The Town and Country Planning (Use Classes) Order 1987 (as amended) puts uses of land and buildings into various categories known as 'Use Classes'. This Order is periodically amended and available on their website here: https://www.planningportal.co.uk/info/200130/common_projects/9/change_of_use

Part A

- **A1 Shops** - Shops, retail warehouses, hairdressers, undertakers, travel and ticket agencies, post offices, pet shops, sandwich bars, showrooms, domestic hire shops, dry cleaners, funeral directors and internet cafes.
- **A2 Financial and professional services** - Financial services such as banks and building societies, professional services (other than health and medical services) and including estate and employment agencies. It does not include betting offices or pay day loan shops - these are now classed as “sui generis” uses (see below).
- **A3 Restaurants and cafés** - For the sale of food and drink for consumption on the premises - restaurants, snack bars and cafes.
- **A4 Drinking establishments** - Public houses, wine bars or other drinking establishments (but not night clubs) including drinking establishments with expanded food provision.
- **A5 Hot food takeaways** - For the sale of hot food for consumption off the premises

Part B

- **B1 Business** - Offices (other than those that fall within A2), research and development of products and processes, light industry appropriate in a residential area.
- **B2 General industrial** - Use for industrial process other than one falling within class B1 (excluding incineration purposes, chemical treatment or landfill or hazardous waste).
- **B8 Storage or distribution** - This class includes open air storage.

Part C

- **C1 Hotels** - Hotels, boarding and guest houses where no significant element of care is provided (excludes hostels).
- **C2 Residential institutions** - Residential care homes, hospitals, nursing homes, boarding schools, residential colleges and training centres.
- **C2A Secure Residential Institution** - Use for a provision of secure residential accommodation, including use as a prison, young offenders institution, detention centre, secure training centre, custody centre, short term holding centre, secure hospital, secure local authority accommodation or use as a military barracks.
- **C3 Dwelling/houses** - this class is formed of 3 parts:
 - C3(a) covers use by a single person or a family (a couple whether married or not, a person related to one another with members of the family of one of the couple to be treated as members of the family of the other), an employer and certain domestic employees (such as an au pair, nanny, nurse, governess, servant, chauffeur, gardener, secretary and personal assistant), a carer and the person receiving the care and a foster parent and foster child.
 - C3(b): up to six people living together as a single household and receiving care e.g. supported housing schemes such as those for people with learning disabilities or mental health problems.
 - C3(c) allows for groups of people (up to six) living together as a single household. This allows for those groupings that do not fall within the C4 HMO definition, but which fell within the previous C3 use class, to be provided for i.e. a small religious community may fall into this section as could a homeowner who is living with a lodger.
- **C4 Houses in multiple occupation** - small shared houses occupied by between three and six unrelated individuals, as their only or main residence, who share basic amenities such as a kitchen or bathroom.

Part D

- **D1 Non-residential institutions** - Clinics, health centres, crèches, day nurseries, day centres, schools, art galleries (other than for sale or hire), museums, libraries, halls, places of worship, church halls, law court. Non-residential education and training centres.
- **D2 Assembly and leisure** - Cinemas, music and concert halls, bingo and dance halls (but not night clubs), swimming baths, skating rinks, gymnasiums or area for indoor or outdoor sports and recreations (except for motor sports, or where firearms are used).