



Northamptonshire County Council

05 NOV 2011

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Banbury
Oxfordshire
OX16 9AB

Please ask for: Peter Moor
Tel: (01604) 237019
Our ref: 11/00004/SCR
Your ref: SBR/lap/5383
Date: 8 November 2011

Dear Stephen,

**THE TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT)
(ENGLAND AND WALES) REGULATIONS 1999 (AS AMENDED): REGULATION 5
SCREENING OPINION**

PROPOSAL – Proposed River Based Marina at Grendon Road, Earls Barton

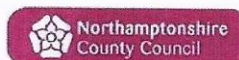
Thank you for your e-mail and attachments received 2nd November 2011 requesting a screening opinion in respect of the proposed development at the above site. For the reasons outlined below it is considered that the development constitutes Environmental Impact Assessment (EIA) development and as such an Environmental Statement will be required to accompany an application for the proposal. In particular detailed assessment of the potential impact of the operations on archaeology, biodiversity, landscape, amenity (including noise, dust and visual amenity), and water resources and highways matters will be expected.

The development is not listed under Schedule 1 of the EIA Regulations and therefore the requirement of an EIA is not mandatory. Nevertheless, the development requires screening under the above Regulations, Schedule 2, paragraph 2(a) (Extractive Industry) as it involves a quarry with open cast mining and Schedule 2, paragraph 12 (Tourism and Leisure) (b) Marinas, as the proposed marina development exceeds 1,000 square metres.

Schedule 3 of the EIA Regulations sets out selection criteria for determining whether a Schedule 2 development is likely to have significant effects on the environment. Three broad criteria are identified relating to the characteristics of the development (e.g. its size), the environmental sensitivity of the location, and the characteristics of the potential impact (e.g. its magnitude and duration).

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This information can be provided in an alternative language or format such as large print or audio cd. Contact 01604 236014



As previously stated, the proposed marina development will exceed the threshold set out in paragraph 12 which is 1,000 square metres and the excavation of the marina basin alone will cover an area of 1.5 hectares. It is also considered that the proposed development would also have the potential for significant impact on nearby sensitive receptors including the Upper Nene Valley Gravel Pits SPA, locally designated wildlife sites, significant water resources, residential properties, sites of historic environmental interest and areas. The proposed works also have the potential to impact on the landscape and general character of the area as well as the capacity of the highways network. For these reasons it is considered that the proposal may have a significant environmental impact and as such an EIA is required.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'Peter Moor', written in a cursive style.

Peter Moor
Principal Development Control Officer