

Examination of the East Lindsey Core Strategy and the East Lindsey Settlement Proposals Development Plan Document (DPD)

Inspectors' matters, issues and questions (MIQs)

Stage 1 – Core Strategy

26 May 2017

Note: The MIQs for Stage 2 relating primarily to the Settlement Proposals Development Plan Document and 5 year supply of housing will be made available separately. Some cross-cutting issues relating to both plans will be considered in Stage 1.

Abbreviations:

ADM – additional minor modification proposed by the Council

CS – Core Strategy

Framework – National Planning Policy Framework

Regulations – The Town and Country Planning (Local Planning) (England) Regulations 2012

The Council's answers are in italics with any suggested modifications in red italics

Matter 1 – Duty to Cooperate, Local Development Scheme, consultation, Habitats Regulations, accordance with the Act and Regulations and consistency with national policy

Main issue: Are the Plans (CS and Settlement Proposals DPD) legally compliant in these areas?

Questions:

Duty to cooperate [S20(5) and S33A of the Planning and Compulsory Purchase Act 2004]

1. What are the relevant 'strategic matters'? [Defined as: (a) Sustainable development or use of land that has or would have a significant impact on at least two planning areas ... and (b) sustainable development or use of land in a two tier area if the development or use is a county matter or would have a significant impact on a county matter – S33A(4)]

The Council believes that there are no relevant strategic matters that would affect the delivery of the Plan. There are no cross boundary strategic matters with regard to East Lindsey's neighbouring authorities of North East Lincolnshire, Boston Borough Council or Central Lincolnshire Local Plan area.

With regard to the fact that East Lindsey lies in a two tier area, there are no significant County Council matters that would have a significant impact on the delivery of sustainable development; the Plan does not affect the delivery of any County matters and the Council supported the Lincolnshire County Council Minerals and Waste Plan having no issues with its content or its effect on the District. The County Council does not have any major projects in East Lindsey in its Transport Plan nor has it formally consulted the Council or gone out for public consultation on any major county projects in the District.

The County Council did want East Lindsey to put a bypass for Horncastle into the Local Plan but this was only requested in May 2016, it is not in their County Transport Plan, has not been consulted on, appraised, costed or any route options or funding appraisal carried out. The Council therefore felt it was inappropriate to set out the detail for such a large piece of infrastructure with no evidence, no consultation and no funding option. The Council therefore worked with the County Council on a form or wording for the Local Plan which is set out at paragraph 13 of Policy SP22 – Transport and Accessibility which sets out that the Council will support the County Council in seeking a viable solution to the issue. The project is in the Councils Economic Action Plan, but to date the Council has not been made aware that any work has commenced on the project and the County Council has not objected on highway grounds because of a lack of a bypass on any applications coming forward in Horncastle. The Council will continue to work with the County Council on this matter if they choose to pursue the project.

The Council did discuss the strategic route into North East Lincolnshire in October 2014 with that Council; there were issues with a major junction in their area at Waltham, which is in North East Lincolnshire but this junction is going to be improved with funding from development contributions both from East Lindsey and North East Lincolnshire, therefore this is not an issue for the growth planned from both Councils in their local plans.

2. What cooperation has taken place on these 'strategic matters' during the preparation of the plans? Has the engagement been constructive, active and ongoing?

Despite having no significant strategic matters, the Council has met with its neighbouring authorities at various times as set out in the Duty to Co-operate paper, this is ongoing. The most work that has been carried out with a statutory partner is with the Environment Agency on the formulation of policy surrounding flood risk. This has been ongoing and constructive since at least 2009 at the beginning of the work on the Coastal Study. Though this does not cross two authority boundaries it is a significant issue for the District.

The only County Matter that was raised by Lincolnshire County Council is a potential by-pass for Horncastle, but this is not in the County Transport Plan. The Council agreed a form of wording for the Local Plan around a bypass for Horncastle when this issue was raised at a meeting in May 2016; the Council did engage with the County in an active and constructive way.

This will continue if the County Council choose to pursue the project and any result will feed into the five year review of the Local Plan.

3. What have been the outcomes of this cooperation? Has the cooperation maximised the effectiveness of plan preparation? Has the duty to cooperate been met?

There are no significant strategic matters as set out above, the effect of co-operation and work with the Environment Agency is two policies that they are strongly supporting, the Inland Flood Risk Policy and the Coastal Policy.

The Council believes that the Duty to Co-operate has been met. Cooperation with the Environment Agency has meant a more robust and meaningful flood risk policy and the strong support of the national body on this issue.

4. Have there been any requests from neighbouring authorities to help accommodate their unmet development needs, including in particular for housing?

There have been no requests from neighbouring authorities to help accommodate their unmet development needs, including housing. The Council wrote to Boston Borough Council a number of times (2012, 2014) to ask if they wished to discuss accommodating housing needs in East Lindsey and they declined. The Joint Planning Unit of South East Lincolnshire wrote to the Council in August 2016 asking if there were any strategic issues and asking the Council to confirm whether it could accommodate all its housing within its own boundaries, this the Council did. The Council had previously discussed working on a joint plan in 2010 but both parties declined and Boston Borough Council determined to undertake joint work with South Holland District Council.

The Council met with North East Lincolnshire in 2014 to discuss the issue and they stated that they could accommodate their housing need within their own boundary.

Local Development Scheme

5. Have the plans been prepared in accordance with the Local Development Scheme [March 2016], including in terms of timing and content? [S19(1)]

The Council believes the Plan has been prepared in accordance with the Local Development Scheme (LDS) which was submitted as evidence CD98. The LDS shows that the Local Plan should have been submitted by the end of March, it was submitted on the 18th April 2017. The LDS states that there will be two documents that make up the Local Plan, the Core Strategy and the Settlement Proposals Document. The Council has one Supplementary Planning Document – The Single Plot Exceptions.

6. Is the plan period of 2016 to 2031 justified?

Para 157 of the NPPF states that Local Plans should be drawn up over an appropriate time scale, preferably a 15 year time horizon. The life of the Local Plan is 2016 to 2031 which in conformity with the NPPF and is 15 years.

Consultation

7. Has consultation on the plans been carried out in accordance with the Statement of Community Involvement and the relevant legal requirements in the Act and Regulations? [S19(3)]? Has the process of consultation and engagement been acceptable?

Throughout the preparation of the plans, the consultation has been carried out in accordance with the legal requirements and the Statement of Community Involvement (SCI) current at the time. The Council carried out a number of consultations at the early engagement stage of preparation and has consulted on more than one occasion on the options to be pursued. For various reasons revolving around the national plan making landscape and local circumstance, that Council has also consulted on more than one occasion on the policies and proposals in the plans. At all times, the legally required statutory and local bodies have been consulted, along with other locally determined groups and individuals. The plans and associated documents have been made available in the places and for the time periods legally required; longer in some circumstances.

As required by the SCI(CD101), at every stage the consultation was advertised in the local newspapers; published on the Council's website; and made available for public inspection at all Council Offices across the District. Statutory consultees were notified at every stage of the plans' preparation, including Town and Parish Council's. Local and national groups and organisations with an interest in the issues in the District were notified, along members of the public and others held on the Council's consultation database – amounting to over 1,900 individuals or groups. Copies of the plans were made available at all the libraries operating within the District. Posters have been distributed for public display, via Town and Parish Council's, Doctor's surgeries and Post Offices. Prior to the last round of consultation, when the Council's newsletter become online only, the Council used this as a means of communication and publicity. The newsletter was distributed to every household in the District. In the summer of 2016 consultation, every household in the District received a leaflet informing them of the consultation. In the early rounds of consultation, drop in sessions were held and officers attended public meetings and Town and Parish Council meetings. However, these proved ineffective as a means of communication, with often poor attendance and so have not been as actively pursued in the later stages of the consultation; as indicated in the SCI. The officers and elected members have continued to attend the area forum meetings which the Council holds for Town and Parish Council's. Although the SCI states that workshop events will not be held, in the early stages of engagement, around the issues generation, a number of these events were held to help formulate the way forward.

The Council believes that this level of consultation has been acceptable

8. Was the consultation process acceptable in relation to those without any or good access to on-line information/evidence and for those with mobility difficulties?

As the Council is a remotely rural area with a widely dispersed population, it has endeavoured to make consultation documents as widely available as possible for those with no access to on-line information; utilising the Council's network of area offices and local libraries to help accessibility. All these locations are accessible to those with mobility difficulties. The costs of providing and distributing personal copies of the plans would be prohibitive. However, if a member of the public is interested in a particular settlement or policy/ies and cannot access the internet or one of the access points, the Council will send segments of the plans out to them. If an individual wished to have a copy of the whole plan/s, they would have to pay the copying charges but this could be arranged. To date only one individual has asked for a full copy of the Plan and this was after the Plan was submitted to the Secretary of State for examination.

Sustainability appraisal

9. Has an adequate sustainability appraisal been carried out of the plans? [S19(5)] Does this adequately assess the likely environmental, social and economic effects of the plans? In doing so have matters relating to climate change been adequately considered?

The Sustainability Appraisal (SA) (incorporating Strategic Environmental Assessment) (CD106) has been an iterative process from the beginning of the preparation of the Plans. This began with preparation of the Scoping Report, which sets the context for sustainability in East Lindsey and has continued through the various iterations of the Plan. The SA reports pertaining to the different stages of the Plan have been prepared in accordance with "The Environmental Assessment of Plans and Programmes Regulations 2004" and in line with the methodology set out in "A Practical Guide to the Strategic Environmental Assessment Directive" 2005; which still remains appropriate guidance on these matters. Early work on the SA has been carried out by consultants, however, the latter stages of the preparation of the SA reports have been carried out in-house. The Council continues with the methodology used by the previous consultants and, for robustness, the Council asked an independent firm of consultants to act as a critical friend and carry out a high level review of the SA (to proof check the methodology) and its compliance with guidance. The changes recommended through the review were put into practice. At each stage, responses to the consultation on the Sustainability Reports have been taken into account and appropriate amendments made. The Council therefore feels that an adequate appraisal has been carried out.

Environmental, social and economic issues and characteristics have been incorporated into the Sustainability Objectives against which the plans have been assessed. These emerged through the Scoping Report, which was

subject to a number of stages of consultation, including workshops with partners. The SA has assessed the policies and proposals based on the level of detail that is available at the time they were emerging. Consultation with statutory agencies (Natural England, Historic England and Environment Agency) along with other local organisations with an interest in such matters in the District or County, also helped shape the issues and characteristics that were considered in the SA. The likely effects of the policy or proposal on these issues and characteristic have been expressed as a positive, negative, neutral or not applicable, and have also been expressed in terms of likelihood, scale, permanence and duration. The SA report also considered the cumulative and in combination effects. Amendments have been made to the outcomes in the final reports, as a result of the consultation process, where these were felt to be appropriate. The Council therefore considers that the range issues and characteristics considered and manner of their assessment allows for a proper assessment of the environmental, social and economic impacts of the Plan.

Climate change is a significant issue for East Lindsey, particularly in terms of the risk of flooding from rising sea levels and the impact on the agricultural economy from changing weather patterns. The SA objective address this through objective 13, which specifically refers to climate change, but also through the objectives on biodiversity, protecting natural resources, and flood risk. The Council therefore feels that climate change has been adequately considered.

10. Have reasonable alternatives been considered where these exist, including for the overall distribution of housing?

In accordance with legislation and published guidance, the different options pertaining to each of the policies and proposals have been assessed. The options for the plan as a whole (including the distribution of housing) were first assessed at the issues and options stage of plan preparation. This enabled the most sustainable option, or combination of options, to be selected and developed into policy. This was then followed by a further assessment of four strategic options for the distribution of housing for the 2012 Plan. These looked at distributing housing across the different tiers in the settlement pattern, from a town only strategy to a widely dispersed strategy. The assessment forms for each option are presented in the SA report at the relevant stage of plan preparation. A similar approach has also been taken for site selection, with the all sites submitted under the Strategic Housing Land Availability Assessment within the settlements contained in the Plan's growth strategy being assessed against the SA objectives.

Habitats Regulations

Context: A Stage 1 Habitats Regulation Assessment has been prepared for the Council (Nov 2016). Natural England's representation dated 17/1/17 states that Natural England agree with the Report's conclusions that the Core Strategy policies would not be likely to have a significant effect on the European Sites alone or in combination with other plans or projects.

11. Have the requirements of the Habitats and Species Regulations 2010 been complied with? Would the implementation of the plans have any significant likely effects on any European site (either alone or in combination with other plans or projects)? In particular, have the likely effects of housing growth and any tourism proposals been adequately considered, including through the various tourism related policies in the plan and in terms of potential access to the coastline? Is an Appropriate Assessment required?

Have the requirements of the Habitats and Species Regulations 2010 been complied with? Would the implementation of the plans have any significant likely effects on any European site (either alone or in combination with other plans or projects)? In particular, have the likely effects of housing growth and any tourism proposals been adequately considered, including through the various tourism related policies in the plan and in terms of potential access to the coastline? Is an Appropriate Assessment required?

The Council believes that the requirements of the Habitats and Species Regulations 2010 have been complied with. A report has been prepared which addresses stage 1 of the Habitat Regulations Assessment and this has been carried out in accordance with best practice. This was initially prepared for the 2012 plan and has been updated to reflect the further iterations of the Plan. The first stage is to identify the sites which have the potential to be impacted upon by the Plan, including consideration of their objectives, characteristics, sensitivities and condition; these have been agreed with Natural England.

The next step is to consider if the Plan, alone or in combination with other plans and programmes, is likely to impact on these sites. This has been carried out, reflecting the plans and programmes of neighbouring authorities. Through the assessment of policies, one policy (Inland Tourism and Leisure Economy) was identified as having potential for impact on the designated sites on the basis that the policy does not refer specifically to the potential impact on European protected sites. However, the Council feel that this is not necessary. Firstly, the protected sites are all along the coast and development inland is less likely to significantly impact on these sites. Secondly, the biodiversity policy already covers this issue and the Plan should be read as a whole; it is not necessary to include this requirement in every policy. The report concludes that there would be no significant likely effects of the plans on the designated areas.

The areas designated at a European level are located in two areas of the Coast, with multiple designations covering each area. To the north is the Humber Estuary SAC, SPA and Ramsar sites and the Saltfleetby-Theddlethorpe Dunes SAC. Together these extend along the 25km of the District's coastline; although the sites themselves ranges over a much

wider area. Approximately 26km south of this area is The Wash which contains: Gibraltar Point SPA and Ramsar Sites; The Wash SPA and Ramsar sites; Gibraltar Point SAC; and The Wash and North Norfolk Coast SAC. This stretches approximately 17 miles from south of Skegness to the District boundary, although extends to cover the whole of the Wash estuary.

Development of housing in the immediate vicinity of the European sites is limited, due to the operation of the coastal policy; with no residential allocations being made. However, within 7.5km of the Humber Estuary and the Saltfleetby-Theddlethorpe Dunes, land has been allocated for 339 dwellings over the plan period (159 of these dwellings are within 5km of the protected site). For these settlements, nearest to the coast, there is pedestrian access by public right of way or highway to the designated sites over varying routes of typically 4km in length; vehicular access would be less direct from these settlements. In addition, along the 25km length of the protected site, there are 13 identified access points providing for vehicular access, offering in the region of 475 parking spaces; although there are ample additional spaces further from the site within the town of Mablethorpe. With the exception of the car park at North End Mablethorpe, none of these car parks have toilet or refreshment facilities and most are accessed down single track roads, with varying quality of surface. They are not designed to attract or accommodate significant numbers of visitors and are most likely to attract people on short visits who wish to experience the tranquility and wildlife of the coast. Those wishing a more traditional seaside leisure experience are more likely to focus on Cleethorpes or Mablethorpe where a wider range of facilities are on offer. Given the range and nature of the access points to the coast, it is considered that there are sufficient opportunities to the impacts of any increased access to the coast arising from development to be spread along the length of this part of the coast.

In the southern part of the District, The Wash covers approximately 17km of the District's coastline from Skegness to the District boundary. There are 252 dwellings allocated within 7.5km of the European site. The site can be accessed on foot, via a mix of public rights of way and public highways without footways, over routes of approximately 5km or more from the nearest villages. In terms of vehicular access, there are only areas from which to access the site as there are few roads in the vicinity of the coastline. Three of these are at various points in Skegness. Although there is a significant amount of additional parking in Skegness, these are the car parks closest to the designated site. The access point away from Skegness has very limited parking, is down a single track road with no passing places, is unsigned and would be used by very few people; most likely based on local knowledge. Most people living in the villages outside of Skegness are likely to access the designated area for leisure by car via the

Skegness or Gibraltar Point car parks. Gibraltar Point is between 13 and 21km (approximately) by road from the villages receiving growth. Gibraltar Point is very popular, particularly in the summer months, when the site can be busy. The fact that visitor numbers increase significantly in the summer months could in part be related to the better weather, but could also suggest that this is related more to the holiday visitors to the coast and less to the resident population who can visit all year round. It is not considered likely that these new dwellings would add significantly to pressure on the designated site.

There may be opportunities for additional tourism development along the coast under policy SP19 and SP20 and also in the rural inland hinterland under SP15. Away from the traditional seaside resorts, it is anticipated that these proposals will be predominantly small scale and commensurate to the rural nature of these parts of the coast. The exception to this would be additional holiday activity with the traditional coastal resorts of Mablethorpe and Skegness. There are no allocations for this type of activity in the Plan; however, there are policies that allow such development. Development of new holiday accommodation and other tourist development is likely to extend away from the designated areas in both these settlements due to particular circumstances of the two resorts. In Mablethorpe, the designated European site sits adjacent to the northern edge of the caravan sites, leaving them no room to expand further to the north, without encroaching into the site which would not be permitted. In addition Theddlethorpe Gas Terminal is immediately adjacent to the designated area (and the caravan sites), with a large safeguarding zone around it, which will also preclude significant additional development in this area. At Skegness, the area to the south of the town (closest to the European site) is predominantly residential and also houses Seacroft golf club. It is not an area with a tradition of holiday activities or accommodation. Any holiday related activity is therefore likely to be developed away from the designated sites within, or to the north and west of the town, or around Chapel St Leonards and Ingoldmells to the north which have a significant role in the tourist market. These areas are less likely to have a direct impact on The Wash. Any impacts would be more indirect. Visitor numbers are cited as site sensitivities for the Saltfleetby–Theddlethorpe Dunes and Gibraltar Point SAC and The Wash and North Norfolk Coast SAC. The sites are along the coast are managed well, with clear footpath routes around the sites to guide visitor numbers to the least damaging areas of the site. Of all the access points along the coast, Gibraltar Point creates the largest visitor hub, in part due to its proximity to Skegness and in part due to the visitor centre and facilities that are more likely to attract the casual holiday visitor. The visitor centre at Gibraltar Point was recently subject of a planning application for replacement after significant flood damage in the 2013 tidal surge. The application was accompanied by a HRA on behalf of the

Lincolnshire Wildlife Trust. While that only related to the impact of works relating to the visitor centre, it made some interesting observations which can have wider application. While it was felt that there may be an initial increase in visitors in the short term due to curiosity about the new facilities, as there was no increase in the capacity of either the visitor centre or parking at the site, it was felt that there was unlikely to be an increase in visitors in the long term. More pertinent to the wider impact of any increase in visitors, the opening hours of the visitor centre do not coincide with the most sensitive times for resident species.

It is therefore considered that the impacts of housing and tourism growth have been adequately considered, that there are no likely significant effects and that appropriate assessment is not needed. Natural England has agreed with this conclusion.

Climate change

12. Do the plans taken as a whole include policies designed to secure that the development and use of land contribute to the mitigation of, and adaptation to, climate change? [S19(1A)]

There are a range of issues pertaining to climate change that are likely to affect the District over the plan period. The potential for sea level rise and the potential for increased incidents of coastal flooding is a significant issue for the District which has been addressed by having a separate suite of policies for the coastal part of the District. The Council has worked closely with partners, particularly the Environment Agency, on this issue to deliver a suite of policies that recognise the role of coastal communities, without increasing the risk to life. The likelihood for warmer, drier summers and warmer, wetter winters may also impact on inland communities in terms of their risk of flooding and so the plan includes a policy on inland flooding. Both of these issues have been a factor in terms of the Settlement Proposals, with the overall strategy and the selection of sites being strongly influenced by the issue of flood risk.

The issue of the availability of water has also been referenced in the design policy with the requirement for increased standards of water consumption in new development as the District is identified as a water stress area. This approach is supported by Anglian Water. The inland flood risk policy also requires the use of Sustainable Drainage Systems.

Climate change also has the potential to impact on habitats and biodiversity. The plan looks to create opportunities for species migration by linking sites wherever possible and recognises the opportunities for landscape scale approach to biodiversity which can help mitigate against the issues brought about by climate change. The requirement for SUDs in the Inland Flood Risk policy can also have benefits for biodiversity.

In common with the rest of the Country, the Council is also mindful of the need to encourage and accommodate renewable forms of energy. The District already has a number of commercial wind farms as well as supporting small scale wind turbines for local commercial operations. More recently, there has been a large take up of solar farms across the District and the Plans policy on renewable energy is supportive of renewable technologies where they are appropriately sited.

National policy

13. In preparing the plans has regard been had to national policies and advice [S19(2)]? Are there any significant inconsistencies with national policy and guidance? If so, have these been justified?

The Council does not believe there are any significant inconsistencies with national planning policy and guidance.

Superseded local plan policies

14. Do the plans set out which development plan policies will be superseded when these plans are adopted? [as required by Regulation 8(5)]

There is no note in the plan to state which development plan policies will be superseded. This could be corrected by a minor modification by adding an additional sentence at the end of page 6 which would read;

This Local Plan supersedes the 1995 East Lindsey Local Plan in its entirety.

Policies Map

Notes:

Regulation 5(1)(b) refers to a map accompanying a Regulation 5(1)(a) document showing how the adopted policies map would be amended if the document were adopted. This is referred to as the "submission policies map" in Regulation 2(1)).

Regulation 9 sets out the form and content of the adopted policies map and explains that it must illustrate geographically the application of the policies in the adopted development plan.

1. What comprises the submission policies map? Is it the Settlement Proposals Map, the individual settlement maps in the Settlements DPD and the Protected Open Space map on page 88 of the CS? The Key Diagram on page 5 of the CS is referred to as the 'Proposals Map' – is it? Is the Combined Flood Hazard Map on page 80 of the CS part of the submission policies map?

The issue with the District is because it is so large and the settlements so scattered it's very difficult to show clearly on a map key policies without the detail becoming obscured by multiple layers of information.

The Council has therefore tried to amend the maps accompanying the Core Strategy into 2 separate policy maps. Map 1 shows all the District with the major relevant policy illustrations, for example – area of outstanding natural beauty. Map 2 shows the Coastal Zone in the form of the flood hazard maps. The protected zone on page 88 has been included into Map 1.

The maps in the Settlement Proposals drill down into more detail and show policy illustrations for each individual settlement. The Council believes all the maps are the policies maps.

It is not possible to put this detail onto one map as it's so obscured you cannot see it clearly. Copies of Map 1 and Map 2 with associated key are attached to the answer to this matter.

2. Is the geographic illustration of all relevant policies in both plans shown on the submission policies map?

Where it is feasible the Council has illustrated the relevant policies within the policies maps, including those of the Settlement Proposals.

3. Is it clear which policies in both plans have a geographic illustration on the policies map? Should all such relevant policies state that their geographic illustration is shown on the policies map? [Note – the keys to the Proposals Map and Settlement Maps do not refer to any policies. In addition, the Settlement Proposals Map is not legible when printed at A4 scale and the resolution of the digital pdf and word versions are not sufficient to make it legible].

The Council has amended the key to all the maps to link each illustration with the relevant policies.

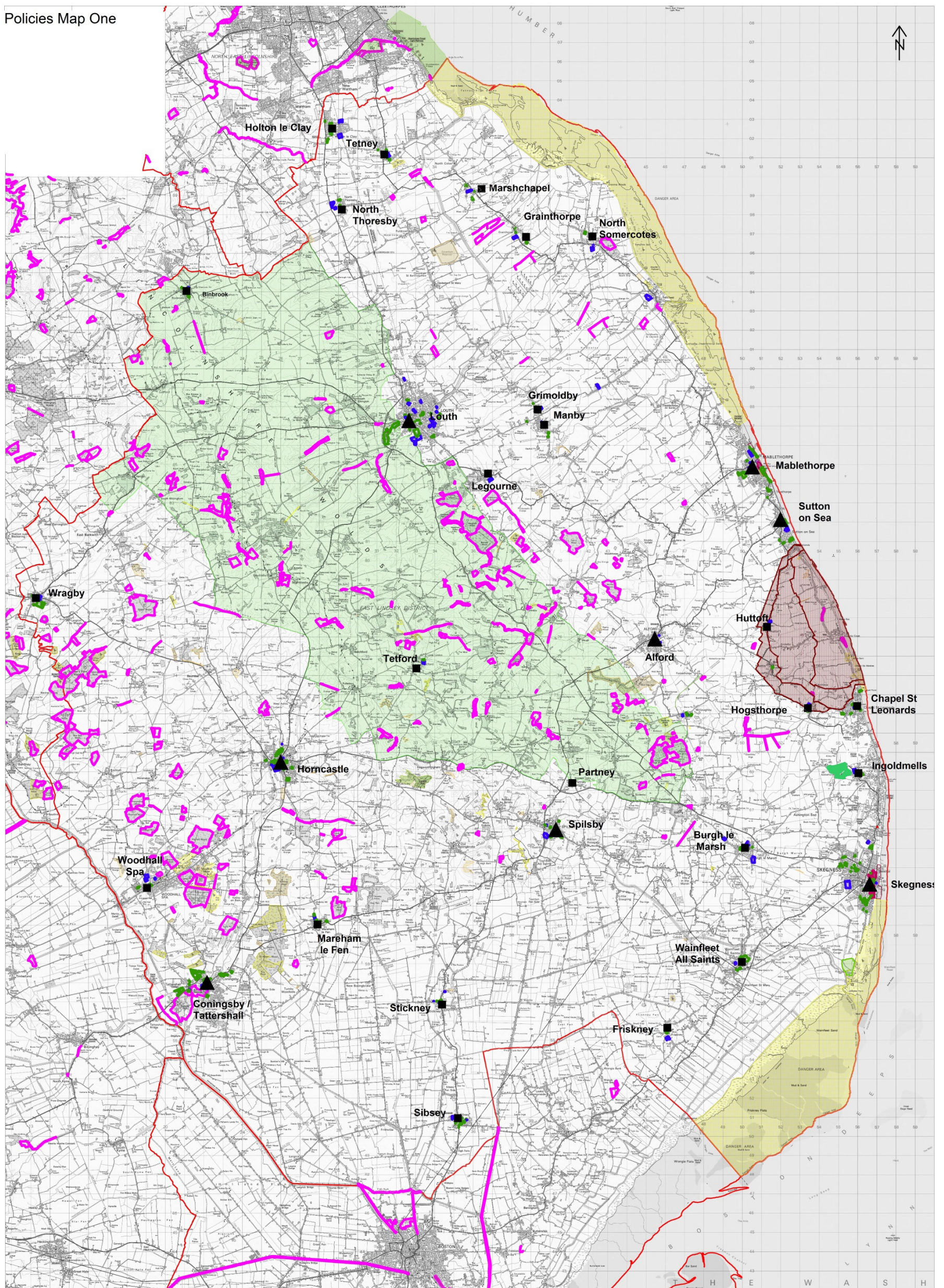
4. On at least one settlement map there are designations which do not appear on the Key (eg Binbrook – a red triangle and an area of land shaded red). Are these the geographic illustration of any plan policies?

The omission of the triangle within the key is an oversight of the Council. The triangle notation represents an Ancient Monument and Archeological Site and the key will need to be amended accordingly to show this alongside the red hashed areas. The reasoning behind the two notations for Ancient Monuments and Archeological sites is that due to the scale of some of the sites, for example the churchyard cross noted in Binbrook would not be visible when plotted as a red hashed area on an inset map, therefore the use of a red triangle was felt necessary for these instances.

The land shaded red is in fact a dark orange denoting existing employment land however due to overlaying the orange over the green of the AONB it

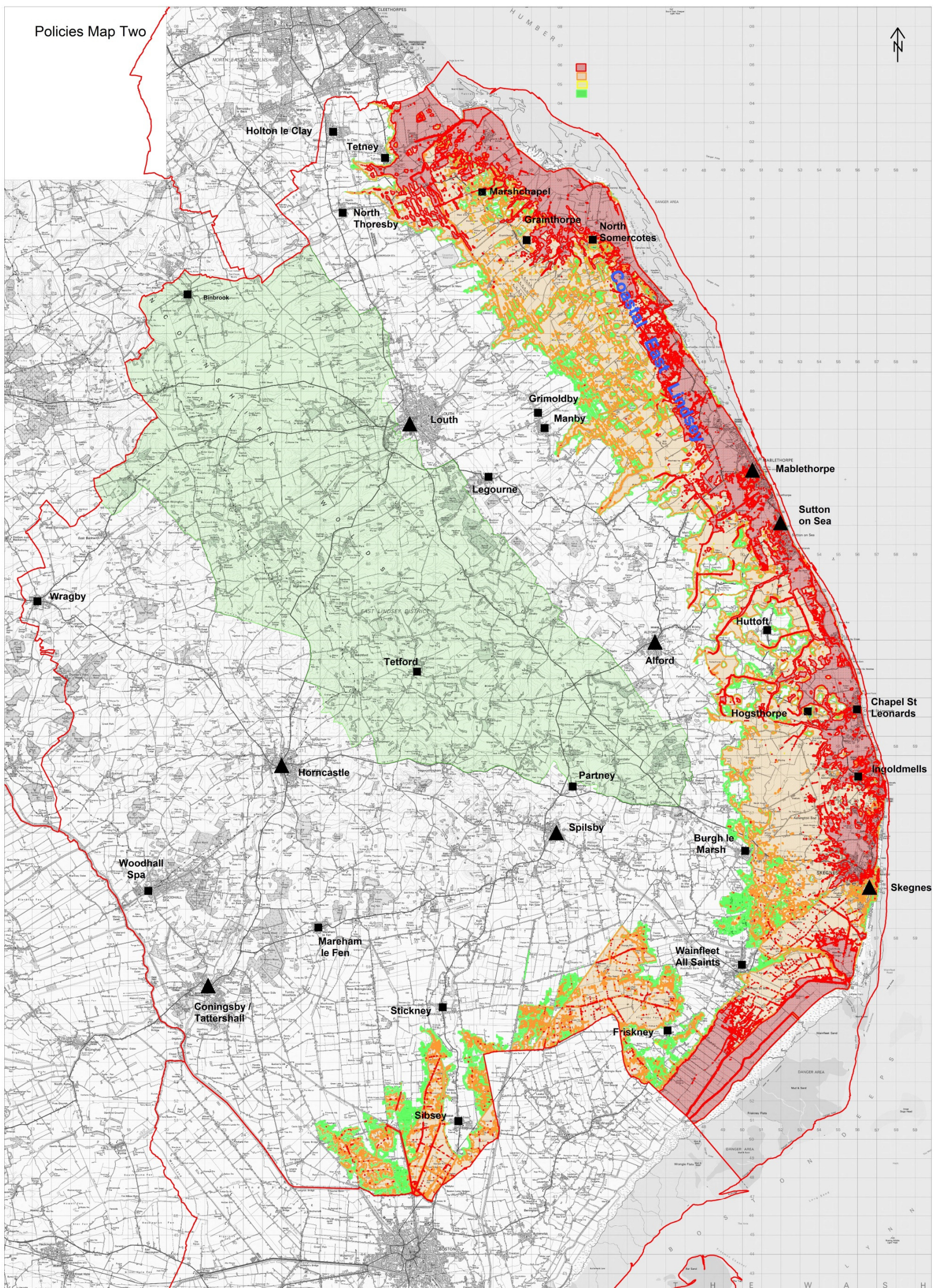
appears a darker shade than on other inset maps. The Council will look to address this issue in the final plan to make the designations clearer.

Policies Map One



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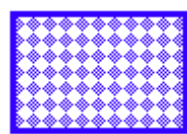
Scale 1:175000



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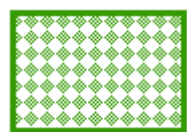
Key to Policies Maps One & Two



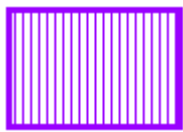
Sports and Recreation Facility (SP26)



Serviced Holiday Accommodation Area (SP19)



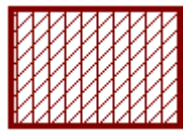
Protected Open Space (SP25 & SP26)



Coastal Amusement Areas (SP14 & SP20)



Flood Hazard Danger for All (SP17, SP18 & SP19)



Coastal Country Park (SP20)



Flood Hazard Danger for Most (SP17, SP18 & SP19)



Sites of Special Scientific Interest (SP24)



Flood Hazard Danger for Some (SP17, SP18 & SP19)



Foreshore (SP20)



Flood Hazard Low Hazard (SP17, SP18 & SP19)



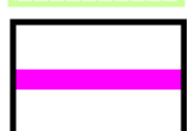
Protected Open Space, Addlethorpe (SP19)



Sites of Nature Conservation Importance (SP24)



Lincolnshire Wolds AONB (SP23)



Local Wildlife Sites (SP24)



Local Nature Reserves (SP24)