

5 Policy statements

5.1 INTRODUCTION

This section contains a series of statements and maps presenting the policy, and the implications for individual locations. These are to provide local detail to support the SMP-wide Plan presented in Section 4, and consider locally-specific issues and objectives. Consequently, these statements must be read in conjunction with those and in the context of the wider-scale issues and policy implications as reported therein.

5.2 CONTENT

Each Policy Statement contains the following:

Location reference This provides the general name used for reference to each policy unit and a number identifier which is sequential along the shoreline from north to south.

Summary of the Plan recommendations and justification This is a statement summarising the Plan and describing the rationale behind it. These focus upon the long-term Plan but also note any different short-term requirements.

Policies to implement the Plan This describes the policies and activities that will be undertaken in the short, medium, and long-term to implement the Plan. In this respect, 'from present day' is broadly representative of the next 20 years, "Medium-term" 20 to 50 years, and "Long-term" 50 to 100 plus years. These timescales should not be taken as definitive, however, but should instead be considered as phases in the management of a location.

Predicted implications of the Plan for this location This Table summarises the consequences *at this location only* resulting from the policies. These are categorised as "Property & Land Use", "Nature Conservation", "Landscape", "Historic Environment" and "Amenity & Recreational Use" (which are being used nationally for the SMPs). The implications have been assessed for the situation by years 2025, 2055 and 2105, again to provide a nationally consistent picture. *Broad estimates* of potential residential and commercial losses have been included.

5.2.1 Policy units

Statements are provided for the following Policy Units:

<i>3b01 Kelling Hard to Sheringham</i>	<i>3b09 Mundesley to Bacton Gas Terminal</i>	<i>3b17 Great Yarmouth</i>
<i>3b02 Sheringham</i>	<i>3b10 Bacton Gas Terminal</i>	<i>3b18 Gorleston</i>
<i>3b03 Sheringham to Cromer</i>	<i>3b11 Bacton, Walcott and Ostend</i>	<i>3b19 Gorleston to Hopton</i>
<i>3b04 Cromer</i>	<i>3b12 Ostend to Eccles</i>	<i>3b20 Hopton</i>
<i>3b05 Cromer to Overstrand</i>	<i>3b13 Eccles to Winterton Beach Road</i>	<i>3b21 Hopton to Corton</i>
<i>3b06 Overstrand</i>	<i>3b14 Winterton to Scratby</i>	<i>3b22 Corton</i>
<i>3b07 Overstrand to Mundesley</i>	<i>3b15 California to Caister-on-Sea</i>	<i>3b23 Corton to Lowestoft</i>
<i>3b08 Mundesley</i>	<i>3b16 Caister-on-Sea</i>	<i>3b24 Lowestoft North (to Ness Point)</i>

Location reference: **Bacton Gas Terminal**

Policy Unit reference: 3b10

SUMMARY OF PLAN RECOMMENDATIONS AND JUSTIFICATION

Plan:

Bacton gas terminal is currently a nationally-important facility and there is considerable justification for maintaining this site and subsurface pipelines. However, the natural gas resource is finite and the functioning of this site is expected to cease, or perhaps alter, in the future. Furthermore, the position of the site on the coast means that defending its present position could potentially block up to 70% of the sediment supply for the entire SMP area from reaching beaches here and downdrift if it continues to form a promontory, with much of this material potentially being lost offshore. This is a critical supply, without which erosion elsewhere may be accelerated, leading to more rapid loss of property. Due to the significance of this, the long-term Plan is to allow the cliffs to retreat, allowing a more natural shoreline position to develop.

However, whilst extraction of the natural gas resource remains commercially viable, there is a need to maintain the site in its entirety, or relocate some of the facilities within the site. At this point in time it is also anticipated that it is still some years before this area creates this major interruption to sediment supply, therefore the immediate future defences will be maintained as long as is technically acceptable, whilst future plans and options for the site are explored.

It should be recognised that the appropriateness, timing, and viability of policies for several other locations between Overstrand and Winterton are dependent upon a technically sustainable policy being adopted for Bacton gas terminal.

Policies to implement Plan:

From present day: The policy is to continue to protect Bacton gas terminal site, through **hold the line**. This may be achieved in the immediate future through maintaining the existing timber revetment, although it is possible that new structures will be required to strengthen the defence as beach levels reduce over time and existing defences fail. However, improved defences may reduce the exposure of the cliffs, which are designated for both their geological and habitat value.

Due to the rapid response of this shoreline to erode and resume a natural position once defences are no longer in place, this short-term policy is not considered to be detrimental to the long-term Plan.

Medium-term: The medium-term policy is to continue to **hold the line** by maintaining the defences, based upon the assumption that the terminal will still be operational for up to 50 years. The defences would probably have been strengthened to improve existing defences.

This should however, be a period of relocation of any on-site assets likely to be threatened by future erosion if the site is to continue to function as at present, e.g. communication towers and gasometers, and any works necessary to avoid damage or loss of, or interference from, any subsurface assets that are to remain in place.

Long-term:

The long-term policy is to allow the shoreline to retreat to avoid exacerbating problems elsewhere by allowing a supply of sand to help sustain beaches here and downdrift. This will deliver technical and environmental benefits. If this policy requires implementing prior to decommissioning of the facility (currently assumed to be approximately 50 years), the loss of built assets here will need to be avoided through their prior relocation. This retreat may therefore be through **managed realignment**, dependent upon the timing of decommissioning.

Location reference: *Bacton Gas Terminal*

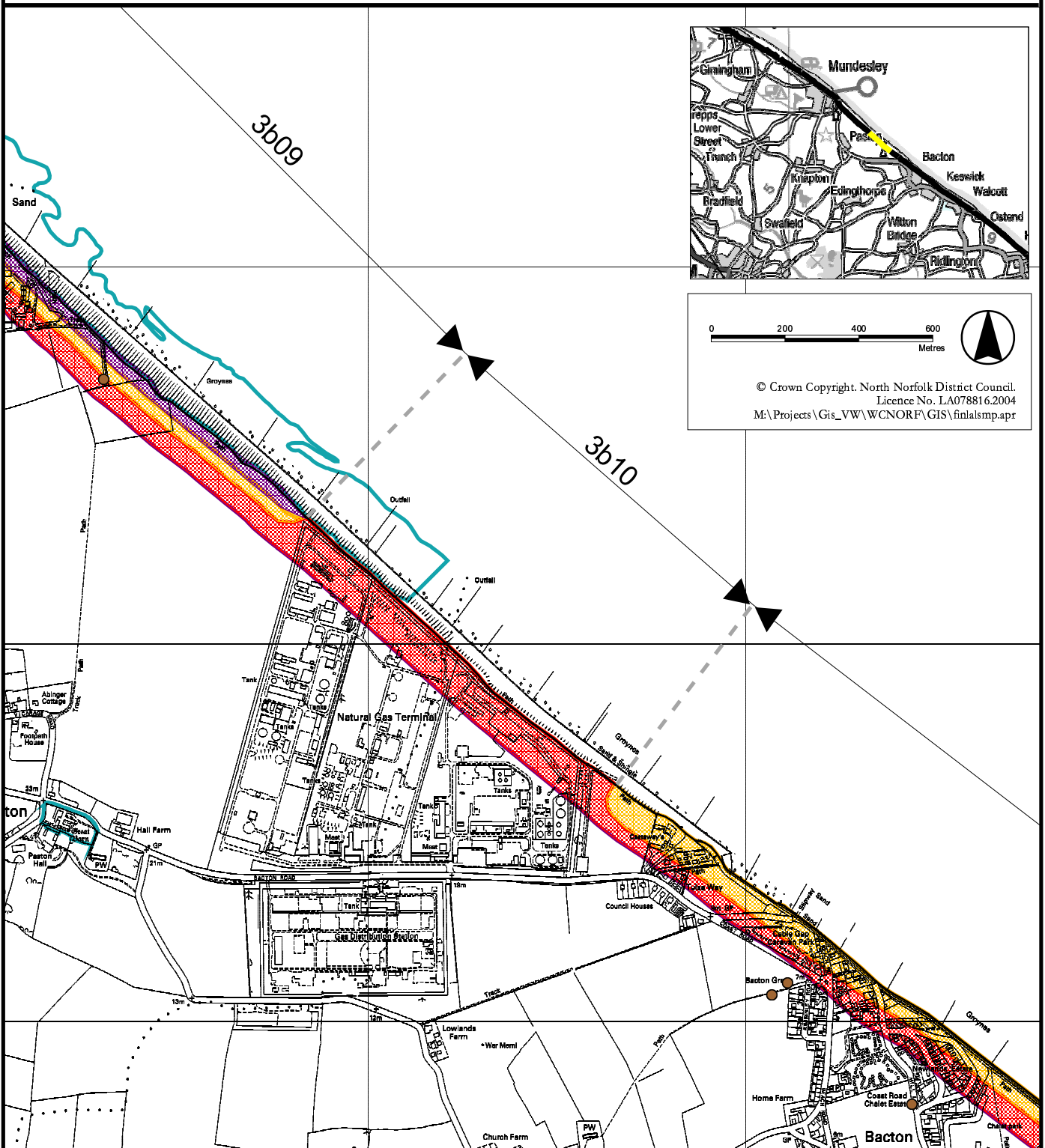
Policy Unit reference: 3b10

PREDICTED IMPLICATIONS OF THE PLAN FOR THIS LOCATION

<i>Time Period</i>	<i>Property & Land Use</i>	<i>Nature Conservation</i>	<i>Landscape</i>	<i>Historic Environment</i>	<i>Amenity & Recreational Use</i>
<i>By 2025</i>	Possible slight loss of cliff-top land in front of the Gas Terminal.	Reduced exposure of SSSI designated cliffs. Defences possible detrimental to habitats.	No landscape objectives identified.	No heritage objectives identified.	No objectives identified.
<i>By 2055</i>	No loss of terminal, but possible issues due to drop in beach level.	Reduced exposure of SSSI designated cliffs. Defences possibly detrimental to habitats.	No landscape objectives identified.	No heritage objectives identified.	No objectives identified.
<i>By 2105</i>	Loss of land and cliff edge buildings at risk.	Improved exposure of SSSI designated cliffs.	No landscape objectives identified.	No heritage objectives identified.	No objectives identified.

Kelling to Lowestoft Ness Shoreline Management Plan

Policy Unit 3b10: Bacton Gas Terminal



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POLICY (FOR FULL DETAILS SEE RELEVANT POLICY STATEMENT)

From Present Day:	Medium-Term:	Long-Term:
Hold the line through maintaining existing defences	Hold the line through maintaining\ upgrading existing defences	Allow retreat through managed realignment (dependent on timing of decommissioning)

- Indicative erosion zone up to 2025
- Indicative erosion zone up to 2105
- Policy Unit boundary
- Indicative erosion zone up to 2055

Environmental/Cultural Heritage

- National Nature Conservation Designation
- Important Heritage Sites
- International and National Nature Conservation Designation
- 2003 Indicative Floodplain © Environment Agency