

Attention: Colin Mackenzie

The Highland Council
Planning and Development Service
Glenurquhart Road
Inverness
IV3 5NX

1 April 2008

By email: sea.gateway@scotland.gsi.gov.uk

Dear Mr Mackenzie

**ENVIRONMENTAL ASSESSMENT (SCOTLAND) ACT 2005
ALLANMORE PITKERRALD DEVELOPMENT BRIEF - SCREENING REPORT**

I refer to your screening consultation submitted on 7 March 2008 via the Scottish Government SEA Gateway in respect of the above Brief.

In accordance with Section 9(3) of the Environmental Assessment (Scotland) Act, 2005, SEPA has considered your screening report using the criteria set out in Schedule 2 for determining the likely significance of effects on the environment.

Having reviewed the Screening Report, SEPA considers that in relation to air, soil, human health and climatic factors the Brief is not likely to have significant strategic environmental effects. On the understanding that the Brief makes it explicitly clear that there will be no development on the functional flood plain SEPA also considers that significant strategic environmental effects are not likely on the water environment. SEPA does however consider that there are likely to be a range of localised negative environmental effects and the Responsible Authority is encouraged to mitigate these as part of the development process.

If it is formally determined that SEA is required, you will be aware that the next stage requires the Responsible Authority to consult the Consultation Authorities on the proposed scope and level of detail to be included within the Environmental Report. The Consultation Authorities typically expect to receive a concise Scoping Report at this stage. Further information about this stage and what should be included in a Scoping Report can be found in Chapter 5 of the Scottish SEA Tool Kit available from www.scotland.gov.uk/Publications/2006/09/13104943/45.

Should you wish to discuss this consultation, please do not hesitate to contact me on 01349 860359 or via SEPA's SEA Gateway at sea.gateway@sepa.org.uk.

Yours sincerely,



Susan Haslam
Senior Planning Officer (SEA)
Planning Unit (North)