Ministry of Housing, Communities & Local Government

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Your ref:

Our ref: PCU/EIASCR/C1435/3379062

Date: 14 September 2026

Dear Joseph

Request for a Screening Direction
Town and Country Planning (Environmental Impact Assessment) Regulations 2017
Proposal for non-detained asylum seeker accommodation for up to 540 residents together with associated site infrastructure at Crowborough Training Camp, East Sussex

I refer to your request dated 14 August 2026, made under 5(6)(b) of the Town and Country Planning (Environmental Impact Assessment) Regulations 2017(S.I. 2017/571) ("the 2017 Regulations") for the Secretary of State's screening direction on the matter of whether or not the above development is 'EIA development' within the meaning of the 2017 Regulations.

The above development falls within the description at paragraph 10(b) Urban Development Project and paragraph 13(b) any change to or extension of development of Schedule 2 to the 2017 Regulations. Therefore, the Secretary of State considers the proposal to be **'Schedule 2 development'** within the meaning of the 2017 Regulations.

However, in the opinion of the Secretary of State and having taken into account the selection criteria in Schedule 3 to the 2017 Regulations, **the proposal is not likely to have significant effects on the environment**, see the attached written statement which gives the reasons for direction as required by 5(5) of the EIA Regulations.

Accordingly, in exercise of the powers conferred on her by regulation 5(3) of the 2017 Regulations the Secretary of State hereby directs that the proposed development described in your request and the documents submitted with it, **is not 'EIA development'** within the meaning of the 2017 Regulations.

Any permitted development rights which your client's proposal may enjoy under the Town and Country Planning (General Permitted Development) Order 2015 (SI 596) as amended are therefore unaffected.

You will bear in mind that the Secretary of State's opinion on the likelihood of the development having significant environmental effects is reached only for the purposes of this direction.

I am sending a copy of this letter and the written statement to Wealden District Council.

Yours sincerely,

Planning Casework Unit

This decision was made by officials on behalf of the Secretary of State, and signed on her behalf