

APPLICATION NO & SITE ADDRESS: Planning Consultation - 222728 - Whitwick Manor, Lower Eggleton, Ledbury, Herefordshire, HR8 2UE
DESCRIPTION: The erection of and the construction of an anaerobic digestion (AD) plant with associated facilities, including feedstock storage clamps; tanks; lagoons and wetland filtration system; and connection to the national gas grid, together with the installation of photovoltaic panels on buildings, a grain store and dryer and the construction of a new vehicular access to the A417.
APPLICATION TYPE: Waste
PARISH: Yarkhill
GRID REF: OS 360682, 245771
CASE OFFICER: Ms Rebecca Jenman
WEBSITE: <http://www.herefordshire.gov.uk/searchplanningapplications>

I have received the above application on which I would be grateful for your advice.

The application form and plans for the above development can be viewed on the Internet, normally within 24 hours, using the link above:

I would be grateful for your advice in respect of the following specific matters: -

<input checked="" type="checkbox"/>	Odour	<input checked="" type="checkbox"/>	Industrial Pollution
<input checked="" type="checkbox"/>	Air Quality	<input type="checkbox"/>	Minerals and Waste
<input checked="" type="checkbox"/>	Contaminated Land	<input checked="" type="checkbox"/>	Petroleum/Explosives
<input type="checkbox"/>	Landfill	<input type="checkbox"/>	Gypsies and Travellers
<input checked="" type="checkbox"/>	Noise	<input checked="" type="checkbox"/>	Lighting
<input type="checkbox"/>	Other nuisances	<input type="checkbox"/>	Water Supply
<input type="checkbox"/>	Licensing Issues	<input type="checkbox"/>	Foul Drainage
		<input type="checkbox"/>	Biomass Boilers
		<input type="checkbox"/>	
<input type="checkbox"/>	Additional Info	<input type="checkbox"/>	Amended Plans

Please can you respond by **15/10/2022**. Any comments or queries should be directed to the Case Officer, **Ms Rebecca Jenman** rjenman@herefordshire.gov.uk.

Comments

I refer to the above application and would make the following comments in relation to contaminated land and human health issues from previous site uses only.

"Geological, hydrogeological and hydrological Impacts Assessment. Land at Whitwick Manor, Lower Eggleton, Herefordshire. HR8 2UE." Prepared by Oaktree Environmental Ltd., Version 1.3, Dated 10/08/2022, ref:2102-003-E

The development site, whilst seemingly largely unaffected by potential significant sources of contamination, does include some areas of previously developed land. Taking into consideration the context of what's proposed and the conclusions of the contaminated land risk assessment part of the above report, I would recommend the following condition which considers the unforeseen be appended to any approval.

Recommended condition

"If during the course of the development unexpected contamination not previously identified is found to be present at the site then the work shall be stopped and no further development shall be carried out unless or until the developer has submitted a written method statement to be approved in writing by the local planning authority. The method statement shall include details about how the unexpected contamination shall be dealt with. Thereafter the development of the site will be carried out in accordance with the appropriate method statement.

Reason: In the interests of human health and to comply with policy SD1 of the Herefordshire Local Plan – Core Strategy and the National Planning Policy Framework. "

Signed: N James

Date:30th September 2022