

18. Environment Agency

Dear Sir/ Madam,

Thank you for giving the Environment Agency the opportunity to comment on the Cossington Neighbourhood Plan – Pre-Examination Consultation (Regulation 16).

We have no objection to the plan as submitted however we do have the following comments to make:

Policy H1: Residential Site Allocation.

According to the latest information available to the Environment Agency the site (as shown on p14, 'Figure 2: Residential allocation') is located approximately 211m at its closest point to the East of an Authorised Landfill - Cossington Quarry. The current status of the landfill is that it is closed but that the Permit is yet to be surrendered (Permit re. EA/EPR/FB3105TZ/V002). According to Agency records there have been no waste inputs since approximately 2005. The Environment Agency last visited the site in 2013. We have nothing on record to suggest that there have been any report amenity issues associated with the site. Records of the last visit suggest that the site has been grassed over. Records relating to the Permit can be found under EAWML 43296).

Policy ENV 5: Biodiversity and Habitat Connectivity.

We welcome that biodiversity net gain has been mandated for at 10% as part of this Policy.

Policy ENV 11: Flood risk resilience.

We welcome the inclusion and wording of this Policy.

Policy ENV 13: Renewable Energy Generation Infrastructure.

Whilst not falling within the remit of the Environment Agency, we none-the-less welcome the inclusion of this Policy.

We trust you find the above comments useful.

Regards

Nick

Nick Wakefield

Planning Specialist, Sustainable Places Team

Environment Agency | Trentside Offices, Scarrington Road, West Bridgford, Nottingham NG2 5BR

☎ Direct 020302 53354

☎ Mobile 07584 527016

nick.wakefield@environment-agency.gov.uk



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