

Appendix A: Relevant Representations

Relevant Representations

- Sustainability

The concepts we would like to see for a project of this significance include:

- Net zero carbon
- Reduction of embedded/lifecycle carbon
- Rely on renewable energy sources
- Be water efficient
- Construction management which addresses sustainable sourcing of materials, and reuse and recycling of material from both decommissioning and new construction
- Be innovative, ground-breaking and exemplar in relation to sustainable construction

- Environmental Health

The proposed development will need to undertake odour modelling in line with statutory guidance. This should include an odour assessment of either the current or similar proposed site and modelled in line with meteorological conditions to assess the affects the development may have on existing receptors. Also require information on whether any septicity may take place in pipes which direct the waste from the existing sewage works to the proposed site and how this may be mitigated (if necessary).

The site proposes a variety of green open space with footpaths and bridleways although no information has been provided on the protection these areas would have from offensive odour.

A Construction Environmental Management Plan (CEMP), vehicle movement hours restrictions and odour monitoring to be attached as a condition on any approval granted.

- Landscape

Welcome the initial key visual receptors identified in the LVIA. However further receptors need to be considered prior to final LVIA assessment.

A Green Belt Impact Assessment is required confirming how the development will not have an adverse effect on the rural character and openness of the Green Belt, how it will protect the setting and special character of Cambridge and what mitigation measures are proposed to reduce any harm.

Applicant to identify the effects of all new accesses both temporary and permanent on views, visual amenity and on the landscape itself with effective mitigation strategies. This assessment to be included as evidence that alternative access

approaches and / or designs have been assessed in terms of their landscape and visual effects.

A Tree Survey, Arboricultural Implications Assessment, Arboricultural Method Statement and Tree Protection Plan is required for vegetation both within and adjacent to the site.

All details to respect and retain, or enhance the local character and distinctiveness of the local landscape and of the individual National Character Area in which is it located.

It is not clear if a detailed Landscape Baseline Study has already been undertaken to assess the likely significant landscape and visual effects. At present it is not clear how the landscape and visual considerations have influenced the final design.

An Earthworks and Soils Management Plan is to be provided prior to determination including construction details, section details (including gradients), soil handling and movement and disable access.

Applicant has outlined that 'going forward from 2050 and beyond, the facility will have the flexibility to adapt and evolve within the proposed footprint as new technologies or treatment opportunities present themselves'. Applicant to confirm that there is sufficient space available for expansion (if required) within the confines of the permanent fixed earthwork bank.

To provide a consistent approach throughout the development a site-wide lighting strategy should be provided

SuDs and drainage – No details are available on SuDs and drainage proposals and need to be provided.

Proposed details to be landscape led and integrated within the overall layout rather than an add on element this includes exploring opportunities to integrate the function of the treatment work with the landscape e.g reed bed treatment.

Due to its location within the Fen Edge the applicant should consider a soft landscape proposal which respects and retains, or enhances the local character and distinctiveness of the local landscape and of the individual National Character Area in which is it located. Typical landscape principles which should be considered include linear drainage ditches, small scale pastoral fields, sparse woodland cover with small deciduous blocks, floodplain grazing marsh and shelterbelts.

- Design

Further information of the range of cladding materials proposed for the two anaerobic digesters would be helpful given their prominent height: they will be the tallest element of the plant with a height of 26m relative to finished ground level, and will therefore be visible above the earthwork bank, including any screen on top.

The concept of providing a Discovery Centre for visitors is welcome. This would allow people to interact with the water recycling process and develop an understanding of its role in supporting communities and the environment. It would be useful to see further information on the location and detailed design of this facility, e.g. scale, massing, layout, appearance, etc. It is understood that dedicated parking may be provided for visitors to the Discovery Centre. It would be useful to provide information on the number of parking spaces include Blue Badge spaces and cycle parking provision. Electric charging points should be provided to support the use of electric vehicles.

It is understood that the proposed facility will be powered by solar panels and this is welcome. Consideration should be given to where they will be located to avoid impact on the Green Belt.

The concept of providing educational opportunities through the creation of a Discovery Centre for communities to understand the role which water recycling centres play in the Circular Economy is supported. The water recycling theme can potentially be used to inform the architecture of the building.

- Heritage

A detailed Historic Environment Assessment plan has been prepared by Mott MacDonald which has highlighted the potential impact of site 3 on the Grade II* Biggin Abbey and possibly Fen Ditton conservation area but that the extent of that impact will be dependent on the final design.

The report also states that the mitigation factor which will have the greatest effect on reducing potential impact on surrounding heritage assets is the design, height and massing of the Plant. It refers specifically to the position and reduction in height of the of the digesters and that all other buildings over 10m should be reduced in height and mass wherever possible. There are no detailed plans or designs of the Plant itself presented in Anglian Water's information and so it is not possible to make meaningful comments on the heritage impact of site 3 other than the concerns raised in the Mott Macdonald report.