

From: [Bell, Mary](#)
To: [Alden, Jonathan](#)
Subject: RE: Request for tracker reference
Date: 19 April 2024 15:34:18
Attachments: [image001.png](#)
[image003.png](#)
[01 FULL STATEMENT OF CASE - 945978 - STP MAINTENANCE PLAN.pdf](#)

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Dear Jonathan,

APP/W1715/W/23/3329709 - F/23/95117 Moorgreen Farm, Burnetts Lane, West End, SOUTHAMPTON.

Thank you for your email about the above appeal.

Louise has now left the team, so this query has been forwarded to me.

Thank you for attaching the monitoring and maintenance plan for the proposed Package Treatment Plant (PTP). Natural England have no specific comments to make on this. We recommend that this plan satisfies the planning inspectorate as competent authority that the system will be suitably monitored and managed during its operational life, and that its eventual replacement with a new model of equal or greater efficiency in TN and TP removal will be ensured, and that this is enforceable. The details should be agreed and outlined in the Appropriate Assessment and this should be appropriately secured with any permission granted. The strategy should consider appropriate funding, responsibilities and mechanisms to ensure compliance for the lifetime of the development. We recommend that consideration is given to site compliance checks, monitoring, securing corrective measures and replacement facilities, as necessary.

To answer the second point about default PTP discharge figures, each type of PTP will have its own effluent discharge concentration figure which can often be found on a performance certificate. If this discharge concentration figure cannot be provided (either via a performance certificate or via real-world monitoring data- minimum 12 months representing typical operation) then the 'default' figure can be selected within Natural England's nutrient neutrality calculator tool instead. For nitrogen this is 72.9mg Total Nitrogen (TN)/litre.

As noted within Louise's response below, Natural England have serious concerns with various elements of Eastleigh Borough Council's interim strategy that aims to address recreational impacts on the New Forest designated sites. For this reason, our position towards this development would unfortunately be an objection, until these issues can be resolved.

I hope this is of use to the appeals process.

Best wishes,

Mary
Mary Bell
Sustainable Development Senior Adviser
Thames Solent Team

4th Floor Eastleigh House
Upper Market Street
Eastleigh, SO50 9YN, 07552 268094

<http://www.gov.uk/natural-england>



From: NEW East 1

Sent: Wednesday, April 17, 2024 11:20 AM

To: 'Wyatt, Louise' <Louise.Wyatt@naturalengland.org.uk>

Subject: RE: NE Response APP/W1715/W/23/3329709 - F/23/95117 Moorgreen Farm, Burnetts Lane, West End, SOUTHAMPTON. Our ref:469726

Importance: High

Dear Louise,

Thank you for your response. Your comments include the need for a monitoring and maintenance plan for the Package Treatment Plant. However, one was submitted by the Appellant as part of his appeal evidence and we are unsure if you've had sight of it. Have you seen this document, attached, and do you have any supplemental comments on it?

He also asks to confirm if the Appellant has used a bespoke effluent discharge rate for the PTP and if so, what should the Appellant use as a default figure if nothing else is available?

Please can you respond within 5 working days, apologies for the short time frame but the appeal has been ongoing and is close to target dates.

Kind regards,

Jonathan Alden
PINS Planning Case Officer

From: Wyatt, Louise <Louise.Wyatt@naturalengland.org.uk>

Sent: Thursday, April 4, 2024 1:16 PM

To: Alden, Jonathan <JONATHAN.ALDEN@planninginspectorate.gov.uk>

Subject: NE Response APP/W1715/W/23/3329709 - F/23/95117 Moorgreen Farm, Burnetts Lane, West End, SOUTHAMPTON. Our ref:469726

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Dear Jonathan,

Thank you for you consultation on the above appeal. Please find our comments below.

Recreational impacts on the New Forest SAC, SPA and Ramsar

As submitted we consider this application will have an adverse effect on the integrity of New Forest Special Area of Conservation (SAC), Special Protection Area (SPA) and Ramsar site. It is noted the applicant proposes to provide a financial contribution towards Eastleigh Borough Council's Interim Mitigation Strategy to address recreational impacts on the New Forest designated sites.

Natural England have serious concerns with various elements of the interim strategy, including the reduced provision of Suitable Alternative Natural Greenspace (SANG), the lack of information on increasing visitor capacity at the Itchen Valley Country Park and lack of an accompanying monitoring strategy. This leads to a significant level of uncertainty remaining as to the effectiveness of the proposed in-borough measures. We do not consider the approved Interim strategy is precautionary enough and advise it is not currently possible to conclude no adverse effects on the integrity of the New Forest designated sites.

Deterioration of the water environment

It is noted replacement of the existing main dwelling's PTP will provide nutrient neutrality. As Competent Authority it is your responsibility to ensure that you are confident that there is sufficient information to support the values used in the calculation, and that the nutrient budget calculation is correct. Please note that for any budget that includes use of an onsite Package Treatment Plant (PTP), yourselves as competent authority should be satisfied that any bespoke effluent discharge figure has been suitably evidenced. This could be through using a performance test certificate, via adequate robust real-world monitoring data, or if these are not available then through use of the precautionary default figure within the nutrients budget calculator. The planning application should be supported by a PTP monitoring and maintenance plan. Please refer to the Environment Agency for comments on wider environmental consideration associated with PTPs and any advice in relation to permits.

Recreational disturbance - Solent Special Protected Areas (SPAs)

This application is within 5.6km of Solent and Southampton Water SPA will lead to a net increase in residential accommodation. Natural England is aware that Eastleigh Borough Council have adopted planning policy to mitigate against adverse effects from recreational disturbance on the Solent SPA sites, as agreed by the Solent Recreation Mitigation Partnership (SRMP), also known as Bird Aware Solent.

Provided that the applicant is complying with the policy and the Bird Aware Definitive Strategy, Natural England are satisfied that the applicant has mitigated against the potential adverse effects of the development on the integrity of the European site(s), and has no objection to this aspect.

The consultation documents provided do not include information to demonstrate that the requirements of Regulations 63 and 64 of the Conservation of Habitats and Species Regulations [2017](#) ('the Habitats Regulations') have been considered, i.e. the consultation does not include a Habitats Regulations Assessment. Once the above information is obtained, please consult Natural England on any appropriate assessment your authority may decide to make.

Please get in touch if you have any queries.

Kind regards,

Louise Wyatt
Thames Solent Area Team
Natural England
07881 467880

www.gov.uk/natural-england



From: Alden, Jonathan <JONATHAN.ALDEN@planninginspectorate.gov.uk>
Sent: Wednesday, March 13, 2024 10:18 AM
To: SM-NE-Enquiries (NE) <enquiries@naturalengland.org.uk>; SM-NE-Consultations (NE) <consultations@naturalengland.org.uk>
Subject: 3329709 - Moorgreen Farm, Burnetts Lane, West End, SOUTHAMPTON - F/23/95117

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Dear Sir/Madam,

The Inspector for the above appeal has asked for Natural England's view as to whether the Appellant's assertion that with mitigation, the proposal would not lead to likely significant effects to the Solent and Southampton Water SPA, The River Itchen SPA and the New Forrest SPA? And whether the offered mitigation as an upfront payment method to the Council, as has been undertaken 28 December, would be suitable in this instance.

Kind regards,

Jonathan Alden
PINS Planning Case Officer

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