



**Reference Code of
Application: TM/20/2784
(KCC/TM/0259/2020)**

KENT COUNTY COUNCIL

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE)
(ENGLAND) ORDER 2015

NOTIFICATION OF GRANT OF PERMISSION TO DEVELOP LAND

To: New Earth Solutions (Kent) Ltd
c/o Suzi Coyne Planning
60 Blenheim Drive
Oxford
OX2 8DQ

TAKE NOTICE that the KENT COUNTY COUNCIL, the County Planning Authority under the Town and Country Planning Act, HAS GRANTED PERMISSION for development of land situated at the In Vessel Composting Facility, Blaise Farm Quarry, Kings Hill, West Malling, Kent, ME19 4PN and being a Section 73 application to enable the operation of the established in vessel composting facility to its approved capacity for the same duration as the adjacent anaerobic digestion facility permitted under planning permission TM/19/2396 on 15 October 2020, referred to within the application for permission for development dated 10 November 2020, received on 13 November 2020, SUBJECT TO THE FOLLOWING CONDITIONS:

Time Limits (Commencement and Duration)

1. The development to which this permission relates shall be begun not later than the expiration of 3 years beginning with the date of this permission. Written notification of the date of implementation of the planning permission shall be sent to the Waste Planning Authority within 7 days.

Reason: To comply with Section 91 of the Town and Country Planning Act 1990 (as amended).

2. All composting operations hereby permitted shall cease by 1 April 2041 and the facility, including all buildings, structures, plant, machinery, internal access roads and hardstandings, shall be removed within a further 12 months. The site shall be restored using restoration materials (i.e. overburden, subsoil and topsoil) derived from within the mineral extraction area at Blaise Farm Quarry (as permitted by mineral planning permission TM/88/1002 dated 28 January 1994) for forestry, ecological and amenity after-use within 12 months of the removal of all buildings, structures, plant, machinery, internal access roads and hardstandings in accordance with the restoration scheme pursuant to condition 28.

Reason: To ensure that no long term prejudice occurs to the Green Belt and to accord with the principles of the National Planning Policy Framework.

3. Notwithstanding the requirements of condition 2, if composting operations cease permanently before 1 April 2041, the facility hereby permitted, including all buildings, structures, plant, machinery, internal access roads and hardstandings, shall be removed within 12 months and the site restored using restoration materials (i.e. overburden, subsoil and topsoil) derived from within the mineral extraction area at Blaise Farm Quarry (as permitted by mineral planning permission TM/88/1002 dated 28 January 1994) for forestry, ecological and amenity after-use within a further 12 months in accordance with the restoration scheme pursuant to either condition 28 or 29. For the purposes of this planning permission, permanent cessation of composting operations shall be taken as being that no composting operations have occurred for a period in excess of 2 years.

Reason: To ensure that no long term prejudice occurs to the Green Belt and to accord with the principles of the National Planning Policy Framework.

Restriction of Permitted Development Rights

4. Notwithstanding the provisions of Part 7 Class L of Schedule 2 of the Town and Country Planning (General Permitted Development) (England) Order 2015 (or any Order amending, replacing or re-enacting that Order), no buildings shall be extended or altered nor plant and machinery installed or replaced (unless on a like for like basis) at the site without the prior written approval of the Waste Planning Authority.

Reason: To protect the visual amenities of the area and minimise impact.

Working Programme

5. Unless otherwise approved beforehand in writing by the Waste Planning Authority, the development to which this permission relates shall be carried out and completed in all respects strictly in accordance with the details permitted under planning reference TM/06/762 on 19 September 2006 [i.e. the documents, plans and drawings contained in the application submitted on 1 March 2006, as subsequently amended and clarified by the letters from New Earth Solutions Ltd dated 28 April 2006 (with Restoration Proposals Options A and B and drawing numbers 1119/rest/01, 1119/rest/02, 1119/rest/03, 1119/rest/04, 1119/rest/05 and 1119/rest/06 all dated April 2006), 9 May 2006 (with the Organic Research Agency Ltd Report for Canford Environmental Dorset titled "Development of a dynamic housed windrow composting system: Performance testing and review of potential use of end products" dated 21 September 2005 and letter from New Earth Solutions Ltd to the Environment Agency dated 9 May 2006) and 18 May 2006 (with Restoration Proposals Options A and B Rev A and drawing numbers 1119/rest/01/RevA and 1119/rest/04/RevA both dated April 2006)], together with the details of the access road design and construction, hardstandings and other surfaces, external lighting, external construction materials, finishes and colours of all plant and buildings, nature and location of facilities for the storage of contaminated materials, perimeter fencing, site drainage (foul and surface water) and signs to advise drivers of the vehicle routing arrangements pursuant to condition 20 of planning permission TM/06/762 approved by the Waste Planning Authority on 7 March 2007 and the details of (amongst other matters) the working programme, design and layout, etc pursuant to condition 5 of planning permission TM/09/3231 approved by the Waste Planning Authority on 13 October 2011, and as stipulated in the conditions set out above and below and those further details required to be submitted for approval.

Reason: For the avoidance of doubt and to ensure that the development is carried out in accordance with the approved plans and details.

6. A copy of this permission and the approved plans and other details shall be available in the operator's site office at all times during the operational life of the site. Any subsequent approved amendments shall also be displayed.

Reason: For the avoidance of doubt and to ensure that the development is carried out in accordance with the approved plans and details.

7. External illumination shall only be used during operational hours or emergencies.

Reason: In the interests of visual amenity.

8. The site shall be fenced at all times during the life of the development hereby permitted and any damage to fencing shall be repaired within 2 working days of such damage being identified.

Reason: In the interests of amenity and safety in the locality.

9. There shall be no composting or open storage of waste, contaminated materials or finished products outside the buildings permitted for these purposes.

Reason: In the interests of visual amenity.

Types, Sources and Quantities of Waste or Compost

10. Only those waste materials specified in paragraph 3.1 of the Supporting Statement dated March 2006 which accompanied planning application TM/06/762 shall be imported to, or deposited, stored or processed at, the site.

Reason: Waste materials outside these categories may be unsuitable for the stated purposes and could raise environmental and pollution issues that would need to be considered afresh.

11. Waste imported to the composting facility shall only be sourced from the following:-

- a. Kent;
- b. Medway;
- c. Thurrock;
- d. Havering;
- e. South East London Waste Partnership Authorities (London Boroughs of Greenwich, Southwark, Lewisham, Bromley and Bexley);
- f. Surrey;
- g. West Sussex;
- h. East Sussex;
- i. Brighton and Hove;
- j. Essex; and
- k. Southend-on-Sea.

Reason: For consistency with the principles of sustainable waste management, whilst encouraging the provision of facilities that meet the needs of relevant communities and reduce the rate of greenhouse gas emissions by minimising the need for landfill.

12. No waste shall be delivered to the site by members of the public and no sales shall be made to members of the public from the site.

Reason: To ensure that the development is carried out in accordance with the approved plans and details.

13. No more than 100,000 tonnes of waste shall be imported to the site for composting in any calendar year.

Reason: To ensure that the development is carried out in accordance with the approved plans and details.

14. Records detailing the quantities and sources of waste imported to the site, during the previous three years, shall be maintained for the life of the facility hereby permitted and shall be made available to the Waste Planning Authority on request.

Reason: To assist the Waste Planning Authority in monitoring compliance with conditions 2, 10, 11, 12 and 13.

Hours of Operation

15. Unless otherwise approved beforehand in writing by the Waste Planning Authority, operations at the site shall only take place at the following times:-

Day	Activity			
	Deliveries ¹	Exports ²	Operations ³	Turning ⁴
Monday to Friday	0700 to 1800	0700 to 1800	0700 to 1800	0700 to 1800
Saturdays (April to June inclusive and any Saturday following a Bank or Public Holiday)	0700 to 1730	0700 to 1300	0700 to 1300	0700 to 1800
Saturdays (July to March inclusive)	0700 to 1300	0700 to 1300	0700 to 1300	0700 to 1800
Sundays	None	None	None	0700 to 1800
Bank and Public Holidays	0700 to 1730	None	None	0700 to 1800
25, 26 December and 1 January	None	None	None	0700 to 1800

Activity definitions for purposes of condition:

¹ Waste deliveries to the site.

² Export of compost, contaminated materials and foul water from the site.

³ Operations employing plant and vehicles for handling and screening compost on site.

⁴ Windrow turning to maintain aerobic conditions and time temperature profiles required under the Animal By-Product Regulations 2004 (or any Regulations that may supersede these).

Reason: To ensure the minimum disturbance and avoidance of nuisance to the environment of locality whilst providing for the operational needs of the composting facility.

Access and Routing

16. No more than 82 HGV movements (41 in and 41 out) engaged in the delivery of waste to the site and the export of compost, contaminated materials and foul water from the site shall take place on any one day. On those Saturdays when the facility is open from 0700 to 1300 hours, this daily limit shall be reduced to 42 vehicle movements (21 in and 21 out).

Reason: In the interests of highway safety and safeguarding the local environment.

17. No more than 9 HGV movements engaged in the delivery of waste to the site and the export of compost, contaminated materials and foul water from the site shall enter from, or leave the site to, the south on the A228 during each of the peak hours of 08.00 to 09.00 and 16.30 to 17.30.

Reason: In the interests of highway safety and safeguarding the local environment.

18. Records shall be maintained by the site operator of all HGV movements referred to in conditions 16 and 17, both to and from the site. Such records shall contain the date of each movement, details of each load, be maintained for a period of 3 years and be made available to the County Planning Authority on request.

Reason: To assist the County Planning Authority in monitoring the number of vehicles entering and leaving the site.

19. Signs shall be erected and maintained at the site access for the duration of the operation of the composting facility advising all HGV drivers associated with site operations not to travel through the settlements of Offham, Mereworth and West Malling unless they are collecting waste from within those settlements.

Reason: In the interests of highway safety and safeguarding the local environment.

20. The surfacing of the site access shall be maintained in a good state of repair and kept clean and free of mud and other debris at all times.

Reason: In the interests of highway safety and safeguarding the local environment.

21. Measures shall be taken to ensure that vehicles leaving the site do not deposit mud or other materials on the public highway. Such measures shall include, as necessary, the use of wheel and chassis cleaning equipment.

Reason: In the interests of highway safety and safeguarding the local environment.

22. All loaded, open backed vehicles entering or leaving the site shall be sheeted.

Reason: In the interests of highway safety and safeguarding the local environment.

Noise, Odour and Dust

23. At no time during the operation of the composting facility hereby permitted shall the noise rating level $L_{A,T}$, calculated in accordance with the method provided in

BS4142:1997, attributable to the operation of all fixed and mobile plant and machinery installed or otherwise used at the premises exceed the background noise level $L_{A90,T}$ at any noise sensitive property.

Reason: To ensure minimum disturbance from operations and avoidance of nuisance to the local community.

24. For temporary operations, such as soil and overburden movement and placement associated with final restoration of the site, the noise level at any noise sensitive property shall not exceed $70dB_{LAeq,1hr}$. Temporary operations that exceed the normal day to day criterion shall be limited to a total of eight weeks in any twelve month period at any noise sensitive property.

Reason: To ensure minimum disturbance from operations and avoidance of nuisance to the local community.

25. The operator shall employ, amongst others, the suppression measures described in paragraphs 7.1 to 7.7 (inclusive) of the Supporting Statement dated March 2006 which accompanied planning application TM/06/762 to ensure that nuisance from noise, dust and fumes is not created as a result of operations at the site.

Reasons: To safeguard the amenity of adjoining residents and landowners.

Water Protection and Pollution Control

26. Any fuel, oil or chemical storage tank, container and associated pipework, required in connection with the permitted use, whether above or below ground shall be sited, bunded and constructed so as to prevent any leaks or spillage. Such containment shall have the capacity of 110% of the contents of the enclosed vessels and associated pipework.

Reason: To protect local surface and ground water resources.

27. Prior to being discharged into any pond, watercourse or surface water sewer, all surface water drainage from roads, parking areas and hardstandings shall be passed through:-

- (i) an oil separator designed and constructed to have a capacity and details compatible with the site being drained; and
- (ii) trapped gullies to BS5911:1982 standard with an overall capacity compatible with the site being drained.

Roof water shall not pass through the separator.

Reason: To protect local surface and ground water resources.

Restoration and Aftercare

28. A restoration and aftercare scheme for forestry, ecological and amenity after-use shall be submitted to and approved in writing by the Waste Planning Authority by 1 April 2036. The restoration and aftercare scheme, which shall be consistent with the restoration required pursuant to mineral planning permission TM/88/1002 at Blaise Farm Quarry dated 28 January 1994 (or any mineral planning permission that may supersede this permission), shall include the following:-

- (a) a method statement for the restoration of the site, to include details of restoration material movements and placement;
- (b) details of all tree, shrub, plant and grass species (including numbers, size, densities and spacings as appropriate);
- (c) details of site drainage and any surface water features;
- (d) details of any fencing and internal access arrangements;
- (e) details of any treatment for retained cliff faces;
- (f) measures for the management and regular maintenance of the area for the next 5 years (including proposals for the replacement of failures of dead or damaged trees, shrubs and plants, remediation of areas of damaged grass and prevention and removal of weeds from all areas).

The approved scheme shall be implemented as approved and in accordance with either condition 2 or 3 (as appropriate), unless otherwise agreed beforehand by the Waste Planning Authority.

Reason: In the interests of the amenity of the local area.

29. Notwithstanding the requirements of condition 28, if composting operations cease permanently (as defined in condition 3) before 1 April 2036, a restoration and aftercare scheme which addresses the matters in condition 28 shall be submitted to and approved in writing by the Waste Planning Authority within 6 months of such permanent cessation. The approved scheme shall be implemented as approved and in accordance with condition 3, unless otherwise agreed beforehand by the Waste Planning Authority.

Reason: In the interests of the amenity of the local area.

30. Any trees and shrubs which die, are removed or become seriously damaged or diseased within 5 years of being planted shall be replaced in the next planting season with others of similar size and species unless otherwise agreed in writing by the Waste Planning Authority.

Reason: To assist in absorbing the site back into the local landscape and ensure the long term restoration of the site.

31. Topsoil and subsoil shall only be handled when they are in a dry and friable condition, and with a minimum of compaction, and no movement of soils shall occur during the months October to April (inclusive), unless otherwise agreed in writing beforehand by the Waste Planning Authority.

Reason: To prevent damage to soils.

Town and Country Planning (Development Management Procedure) (England) Order 2015

Where necessary the planning authority has engaged with the applicant to address and resolve issues arising during the processing and determination of this planning application, in order to deliver sustainable development, to ensure that the details of the proposed development are acceptable and that any potential impacts can be satisfactorily mitigated.

Summary of policies in the Development Plan relevant to the decision to grant planning permission:

This application has been determined in accordance with the Town and Country Planning Acts, and in the context of the Government's current planning policy and associated guidance, including the National Planning Policy Framework (NPPF) (May 2019), the associated National Planning Practice Guidance (NPPG) and the National Planning Policy for Waste (NPPW) (2014), together with the relevant Development Plan policies, including the following:

Kent Minerals and Waste Local Plan 2013-30 as amended by the Early Partial Review (July 2020) – Policies CSM5, CSW1, CSW2, CSW3, CSW4, CSW6, CSW7, CSW16, DM1, DM2, DM3, DM5, DM10, DM11, DM12, DM13, DM15, DM16 and DM19.

Tonbridge and Malling Borough Council LDF Core Strategy (September 2007) – Policies CP1, CP2, CP3, CP14 and Policy CP24.

Tonbridge and Malling LDF Managing Development and the Environment DPD (April 2010) – Policies CC3, NE1, NE2, NE3, SQ1, SQ4, SQ6 and SQ8.

Tonbridge and Malling Borough Council Local Plan Regulation 19 Pre-Submission Publication (September 2018) – Draft Policies LP11, LP12, LP14, LP18, LP20 and LP21.

The summary of reasons for granting approval are as follows:-

The County Council considers that the benefits associated with the proposal outweigh any harm that would arise. The County Council considers that the following matters are overriding material considerations that justify permitting the proposal in this instance:-

- (i) the proposed facility would not have a significant impact on the local environment due to ongoing mineral working at Blaise Farm Quarry, the fact that it would be largely surrounded by woodland and located within the existing quarry void, since it would have good direct access to the main road network and as the site is capable of being satisfactorily restored at the end of the permitted life of the composting facility;
- (ii) the proposal is consistent with the principles of sustainable waste management and encouraging the provision of facilities that meet the needs of relevant communities and reduce the rate of greenhouse gas emissions;
- (iii) the very special circumstances previously put forward by the applicant are sufficient to outweigh the normal presumption against inappropriate development in the Green Belt; and
- (iv) the alignment of the operational timescales between In-Vessel Composting Facility and the Anaerobic Digestion Facility would represent sustainable waste management.

The County Council also considers that any harm as a result of the proposed development would reasonably be mitigated by the imposition of the attached conditions.

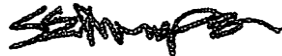
Informatives

- a. You are advised that in accordance with Government Guidance, and notwithstanding the provisions of condition 25, detailed controls in respect of emissions (e.g. odour and bioaerosols) will be matters for the Environment Agency under the terms of the Environmental Permit.
- b. You are advised that the Waste Planning Authority anticipates that the restoration scheme required by either condition 28 or 29 will be generally consistent with

Restoration Option B submitted on 28 April 2006 (as supplemented on 18 May 2006) in support of planning application TM/06/762 for the existing In-Vessel Composting Facility (Option B assumed further extraction would take place at Blaise Farm Quarry). However, it is acknowledged that any scheme is dependent upon the detailed working and restoration of the rest of Blaise Farm Quarry. In this context, the Waste Planning Authority will expect any restoration scheme to provide the best possible restoration of the site with regard to landscape and biodiversity interests. This should include significant amounts of tree planting or other measures to ensure that any retained cliff faces do not adversely affect landscape character.

- c. You are advised that the Waste Planning Authority expects the operator of the composting facility to maintain a close working relationship with the landowners and other operators at Blaise Farm Quarry to minimise the possibility of any difficulties arising during the operation of the facility and ensure that effective restoration is provided when the site is restored.
- d. You are advised that for the avoidance of doubt, the permitted waste materials referred to in condition 10 (i.e. those specified in paragraph 3.1 of the Supporting Statement dated March 2006 which accompanied planning application TM/06/762) and the suppression measures to ensure that nuisance from noise, dust and fumes is not created as a result of operations at the site referred to in condition 25 (i.e. those described in paragraphs 7.1 to 7.7 (inclusive) of the Supporting Statement dated March 2006 which accompanied planning application TM/06/762) are appended at Schedule 1 to this decision notice.
- e. You are advised that the operation of the facility hereby permitted is subject to a number of planning obligations included in a legal agreement (Unilateral Undertaking) under Section 106 of the Town and Country Planning Act 1990 which was completed on 18 December 2013. These include on-going requirements relating to the Blaise Farm Site Liaison Committee, HGV routing arrangements and site restoration (including the availability of restoration materials).
- f. You are encouraged to take all reasonable measures to minimise the impact of reversing alarms used by vehicles, plant and machinery stationed at or visiting the site, including where possible the use of non-tonal reversing alarms.

Dated this Seventh day of April 2021



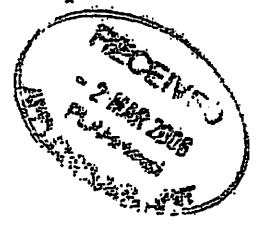
(Signed).....
Head of Planning Applications Group

KENT COUNTY COUNCIL
PLANNING APPLICATIONS GROUP
FIRST FLOOR
INVICTA HOUSE
COUNTY HALL
MAIDSTONE
KENT ME14 1XX

Schedule 1

As stated in Informative (d) of the Decision Notice, this Schedule contains:

- Details of the permitted waste materials referred to in condition 10; and
- The suppression measures referred to in condition 25 intended to ensure that nuisance from noise, dust and fumes is not created as a result of operations at the site.



3. TYPE AND VOLUME OF WASTE (application form question 1)

3.1 Type of waste (question 1a)

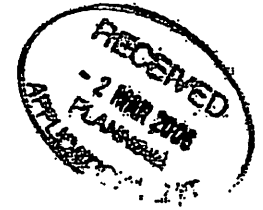
The New Earth composting system is a biological process in which micro-organisms convert biodegradable organic matter into a stabilised product known as compost. The biodegradable waste feedstock may comprise any of the waste types listed below coded according to the European Waste Catalogue classification.

- EWC Chapter No 02: Wastes from agriculture, horticulture, aquaculture, forestry, hunting, fishing, food preparation and processing (not including 02 01: 08, 02, 09, 10)
- EWC Chapter No 03: Wastes from wood processing and the production of panels and furniture, pulp, paper and cardboard (not including 03 02)
- EWC Chapter No 04: Wastes from the textile industries (not including 04 01, 04 02: 09, 14, 15, 16, 17, 19, 20)
- EWC Chapter No 07: Wastes from organic chemical processes
- EWC Chapter No 15: Wastes packaging, absorbents, wiping cloths, filter materials, and protective clothing not otherwise specified (not including 01.02, 01.04, 01.05, 01.06, 01.07, 01.10, 01.11, 15 02 02)
- EWC Chapter No 16: Wastes not otherwise specified in the list but only 16 03 06.
- EWC Chapter No. 17: Construction and demolition wastes but only 17 02 01 (wood), 17 05 04 (soil)
- EWC Chapter No 19: Wastes from waste management facilities, off site waste water treatment, plants, and the preparation of water intended for human consumption and water for industrial use but only 19 05, 19 06, 19 08 19 12 01, 07, 08,
- EWC Chapter No 20: Municipal wastes (household and similar commercial, industrial and institutional wastes) including separately collected fractions.

3.2 Estimated average annual input, plant capacity, duration and area served (questions 1c, 1e, 1f, 3i)

The composting facility is designed to compost 50,000 tonnes per annum of biodegradable source segregated waste. The composting facility is of permanent construction and the need for composting to divert bio-degradable waste from landfill is a continuing requirement beyond 2020. The facility will serve local authorities and businesses in Kent providing them with an alternative to landfilling and incineration of biodegradable waste which as a valuable resource will be converted into a beneficial compost product. The stimulus for the application is the award of a composting contract to the applicants by Kent County Council for a 15 + 5 year duration (20 years). A temporary planning permission for 20 years is being sought to correspond to the contract length term.

7. MEASURES FOR SUPPRESSING NOISE, DUST AND FUMES
(application question 2f, 6b, 6c)



7.1 Noise control (question 2f, 6c)

An assessment of the environmental noise impacts of the proposed composting facility has been undertaken by Acoustic Consultants Ltd. Their findings are based on the results of the following studies:-

- Site baseline noise monitoring carried out by an attended noise survey around the site at carefully selected locations monitoring current external noise levels at Blaise Farm House, The Crest, and New Made Hill.
- Composting plant noise monitoring carried out by an attended noise survey at the New Earth composting facility in Poole Dorset to obtain noise emission levels from an operational reference plant.
- Analyses and Report addressing the monitoring issues, reporting on the measured data and carrying out of British Standard 4142 assessment predicting noise levels from the operation of the proposed facility at the Blaise Farm Quarry location.

The consultants detailed findings are contained in a supplementary report under Appendix 1 of this Supporting Statement. Copied below are tables 9.1 to 9.3 from their report which illustrate that the noise assessments to BS 4142 result in assessment differences of -2 or lower at sensitive residential properties. The consultants consider that this is acceptable on the basis that a difference of "around +5dB is of marginal significance" in terms of likelihood of complaints.

In conclusion the consultants have determined that the proposal is acceptable and will not affect the amenity of the surrounding residential properties by way of noise.

TABLE 9.1: Rating of Noise at Location A, dB(A)

	Daytime	Night time
(i) Specific Noise Level LAeq (1-hr) or LAeq (5 minutes)	32	26
(ii) Background noise level, LA90 (1-hr)	37	33
(iii) Acoustic feature correction for the noise	+5	+5
(iv) Corrected noise level, LAeq (1-hr) or LAeq (5 minutes)	37	31
(v) Predicted difference between (iv) and (ii)	0	-2

TABLE 9.2: Rating of Noise at Location B, dB(A)

	Daytime	Night time
(i) Specific noise level LAeq (1-hr) or LAeq (5 minutes)	26	21
(ii) Background noise level, LA90 (1-hr)	36	34
(iii) Acoustic feature correction for the noise	+5	+5
(iv) Corrected noise level, LAeq (1-hr) or LAeq (5 minutes)	31	26
(v) Predicted difference between (iv) and (ii)	-5	-8

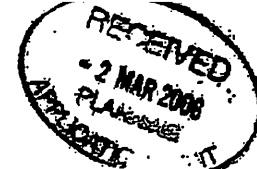


TABLE 9.3: Rating of Noise at Location C, dB(A)

	Daytime	Night time
(i) Specific noise level LAeq (1-hr) or LAeq (5 minutes)	26	21
(ii) Background noise level, LA90 (1-hr)	44	35
(iii) Acoustic feature correction for the noise	+5	+5
(iv) Corrected noise level, LAeq (1-hr) or LAeq (5 minutes)	31	26
(v) Predicted difference between (iv) and (ii)	-13	-9

7.2 Emissions

The performance of the New Earth composting technology in controlling odour, gaseous emissions, bio-aerosols, and ammonia has been extensively tested and evaluated by consultants Organic Resource Agency. The tests were carried out at the New Earth composting facility at Whites Pit, Poole Dorset which is used as a reference plant to verify performance of the technology. A comparison of the locational and environmental characteristics of the Poole site compared with the Blaise Farm quarry application site are provided below:

Closest sensitive receptor	Distance from site boundary		Distance from nearest potential bioaerosol source		
	Poole	Blaise	Poole	Blaise	
Weighbridge office	ditto	within site	within site	15m	20m
Temporary site Office	Footpath MR285	107m	140m	168m	200m
Bus drop off to events arena	Blaise Farm House	660m	500m	735m	550m

The above comparison shows that the two locations, Poole and Blaise Farm, are similar in terms of distance from sensitive receptors with the Blaise Farm site having the advantage of setting of the composting facilities at the base of a quarry void whereas the Poole site is at ground level. The overall conclusion of the ORA testing evaluation at the operational reference facility at Poole was that the New Earth technology is capable of consistently performing to a high standard in terms of low levels of emissions from the facility to air in terms of bioaerosols and odour by the effective operation of the biofilter system and low levels of micro organisms in the vehicles used by staff in the composting hall if good practice is observed. The findings of the tests at Poole are representative of the circumstances at the Blaise Farm quarry location providing assurance that no harm will be caused to sensitive receptors by way of odour and bioaerosol emissions from the facility. Appendix 2 contains ORA's emissions testing report and below are summarised responses to the planning application form questions relating to emissions.

7.3 Odour control (question 2f, 6b)

During the composting process the risk of foul odour is greatest when oxygen supply is insufficient. This can lead to the production of volatile fatty acids and H₂S. Therefore, the production of odours is reduced by maintaining a sufficient concentration of oxygen. The

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New Earth system maintains oxygen levels by active turning of the composting windrows combined with a suction aeration system, which draws air through the windrows. Extraction of air by the sucked aeration system from the reception/pre-processing and composting buildings creates a slightly negative air pressure within the buildings which prevents escapes of odours.

The odour control bio-filter system to be used has been operated in the Poole facility since June 2003 and subjected to extensive performance checking, including a full odour unit assessment by an independent panel under the supervision of consultants Organic Resource Agency (ORA). The determination of odour concentration was undertaken by means of the olfactometer TO7 (Mannebeck system). During the tests odour concentrations were measured from; air drawn off the windrow exhaust; cleaned exhaust air of the scrubber and bio-filter; windrow emissions into the composting hall; composting hall air from static windrows and during turning; reception building during waste preparation.

The ORA testing found that odour concentration of cleaned air was reduced to a negligible level from the maximum raw air level demonstrating the effectiveness of the bio-filter in capturing and cleaning the odour. The container biofilter eliminates odours because the odours move from the exhaust air to water and are then degraded by micro-organisms on the surface of the materials used (e.g. wood chips).

The biofilter is designed to reduce the release of climate affecting gases, odours and micro-organisms that are produced during the composting process. The combination of composting air control that avoids the formation of greenhouse gases and odours and the cleaning of the exhaust air with biofilters ensures compliance with limits on emissions.

The bio-filter is checked for performance as part of the sites commissioning process. In addition there is regular monitoring of the facility and the bio-filter system to ensure that it is operating efficiently. A standby generator provides an alternative power source to be available ensuring continued operation of the aeration and bio-filtration process in the event of power failure.

The effectiveness of the proposed odour control measures has been demonstrated at the operational facility in Poole which has been granted a Waste Management Licence (WML).

There have been no complaints made to the Environmental Health Department of Poole Borough Council or to the Environment Agency of odour nuisance from the New Earth Poole composting facility.

7.4 Gaseous emissions (question 2f, 6b)

The ORA tests on the air before and after it passes through the biofilter clearly show a substantial reduction in the level of volatile organic carbon (VOC), non-methane volatile organic carbon (NMVOC) and ammonia (NH₃). Methane levels are not controlled effectively by biofilters. The level of methane is kept low by supplying the composting process with the required amount of oxygen utilizing the sucked air aeration system.

7.5 Bio-aerosol control (question 6b)

Bio-aerosols within the reception hall are controlled by water sprays from the spray units and the air extraction system. Vehicle cabs delivering waste are kept outside the reception

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hall and the shredder operation is automatic. The wheeled loader driver is within an air-conditioned cab. Staff entering the waste reception area wear face masks with appropriate filters.

Bio-aerosols within the composting hall are controlled by the irrigation system and the suction aeration through the windrows. During turning bio-aerosols are contained within the composting building. The windrow turner machine driver is within an air-conditioned cab. Staff entering the composting hall wear full face ventilators with the appropriate filters. During screening bio-aerosol release is controlled by the dust suppression units and staff wear face masks with appropriate filters.

The New Earth composting technology has been fully tested at the Poole facility for the effectiveness in controlling bio-aerosol emissions. The testing methodology used by the Organic Resource Agency for collection and measurement of bioaerosols has been based on a number of existing approved protocols. Sampling during operations at the New Earth Poole facility showed very low concentrations of fungi, of the same order as the background concentrations, and significantly lower concentrations of bacteria than would be found on an open windrow composting site. The assessment concluded that the results indicated that a New Earth composting facility generates very low levels of bacteria in the range of 103 cfu/m³ and fungi below 100 cfu/m³ presenting no risk to sensitive receptors in its vicinity.

7.6 Ammonia control (question 2f, 6b)

The composting halls are monitored on a daily basis for the presence of ammonia using a hand held instrument. The same type of instrument is used to check for the presence of ammonia in the air sucked through the compost. Before the air passes into the bio-filter it goes through an ammonia scrubber.

7.7 Dust control (question 2f, 6b)

Dust is controlled in the reception hall by controls on the nature of the waste accepted and by the dust control units. Dust within the composting hall is controlled by the irrigation system and the moisture content of the material. Dust in the screening building is controlled by dust control units and in the maturation building by water misting sprays attached to the fascia of the building. All the roadways used by vehicles delivering waste material and removing compost product will be covered by tarmac or crushed bound tarmac surface to reduce dust levels.

8. PROVISION FOR PARKING AND LOADING OF VEHICLES (application form question 2g)

Parking spaces for 10 private cars will be provided for employees and visitors. 5 parking spaces are allocated for HGV's.

The vehicular circulation layout has been designed to enable efficient manoeuvring of vehicles within the site and is shown on the site layout plan submitted with the planning application.

TOWN AND COUNTRY PLANNING ACT 1990

NOTIFICATION TO BE SENT TO AN APPLICANT WHEN A LOCAL PLANNING AUTHORITY REFUSE PLANNING PERMISSION OR GRANT IT SUBJECT TO CONDITIONS

Appeals to the Secretary of State

- If you are aggrieved by the decision of your local planning authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under section 78 of the Town and Country Planning Act 1990.
- If you want to appeal against your local planning authority's decision then you must do so within 6 months of the date of this notice.
- If you intend to submit an appeal that you would like examined by inquiry then you must notify the Local Planning Authority and Planning Inspectorate (inquiryappeals@planninginspectorate.gov.uk) at least 10 days before submitting the appeal. Further details are on GOV.UK.
- Appeals can be made online at: <https://www.gov.uk/planning-inspectorate>. If you are unable to access the online appeal form, please contact the Planning Inspectorate to obtain a paper copy of the appeal form on tel: 0303 444 5000.
- The Secretary of State can allow a longer period for giving notice of an appeal but will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.
- The Secretary of State need not consider an appeal if it seems to the Secretary of State that the local planning authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.