

Riverside Energy Park

Letter to Ingrebourne Valley Limited
(Bob Dunn Way/University Way)

11.06.2019

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Planning Act 2008 | Infrastructure Planning (Applications: Prescribed Forms and Procedure) Regulations 2009

By Email Only

andyclark@ingrebournevalley.co.uk

Mr Andrew Clark
Managing Director
Ingrebourne Valley Limited
Cecil House
Foster Street
Harlow
CM17 9HY

13th June 2019

Dear Mr Clark,

**Riverside Energy Park - Cory Environmental Holdings Limited (Cory) -
Ingrebourne Valley Limited (Bob Dunn Way/University Way)**

Thank you for meeting with my client's representatives, Richard Wilkinson and Devon Christenson (by phone) on 8 May 2019.

During the meeting, I understand Cory discussed the issues raised in your Relevant Representation and engaged with you in respect of the Cory's intended amendments to the Order Limits that affect your land.

The purpose of this letter is to set out the change which has been submitted to the Examining Authority. This change is a reduction in the area sought through the Application in respect of your "land" north of the existing highway (Bob Dunn Way/University Way) and the extent to which the works there may affect terrestrial biodiversity. The reduction in area is shown on Sheets 13 and 14 of plans which was submitted to the Examining Authority at the Deadline 2 (20th May 2019) whilst the commitments in respect of species and receptor areas are set out in an updated Outline Biodiversity and Landscape Mitigation Strategy to be submitted imminently at the Examining Authority's Deadline 3 (18th June 2019).

I have attached a revised draft option agreement plan which shows a comparison between the land at submission previously and the now revised boundary limits. The land removed is shown hatched black (34,245 sq m) The Order land retained (21,806 sq m) is shown blue edged red.

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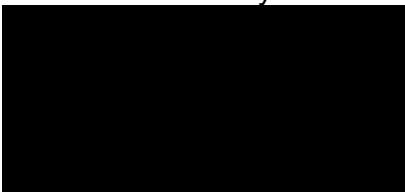
The extent of works as a result is significantly reduced. Open trenching and the working area would lie outside the position of current reptile fencing. On this basis the revised proposals would have a minimal effect on the reptile receptor site. In the unlikely event that the reptile fencing removed at the time of construction, measures will be employed to avoid impacts to reptiles which may have moved from the receptor site into the construction area.

Adjacent to the River Darent the extent of area included is significantly reduced and will no longer affect the water vole receptor site. This is on the basis that Cory have taken into consideration the water vole receptor site and it will not be subject to above ground works (i.e. only a trenchless solution would occur at this location) and a five metre buffer will be maintained to fencing within that area.

As set out above, changes and commitments have been secured through updated plans submitted at Deadline 2, along with updated commitments that have been presented in an update of the Outline Biodiversity and Landscape Mitigation Strategy for Deadline 3.

We trust this is sufficient to meet your concerns.

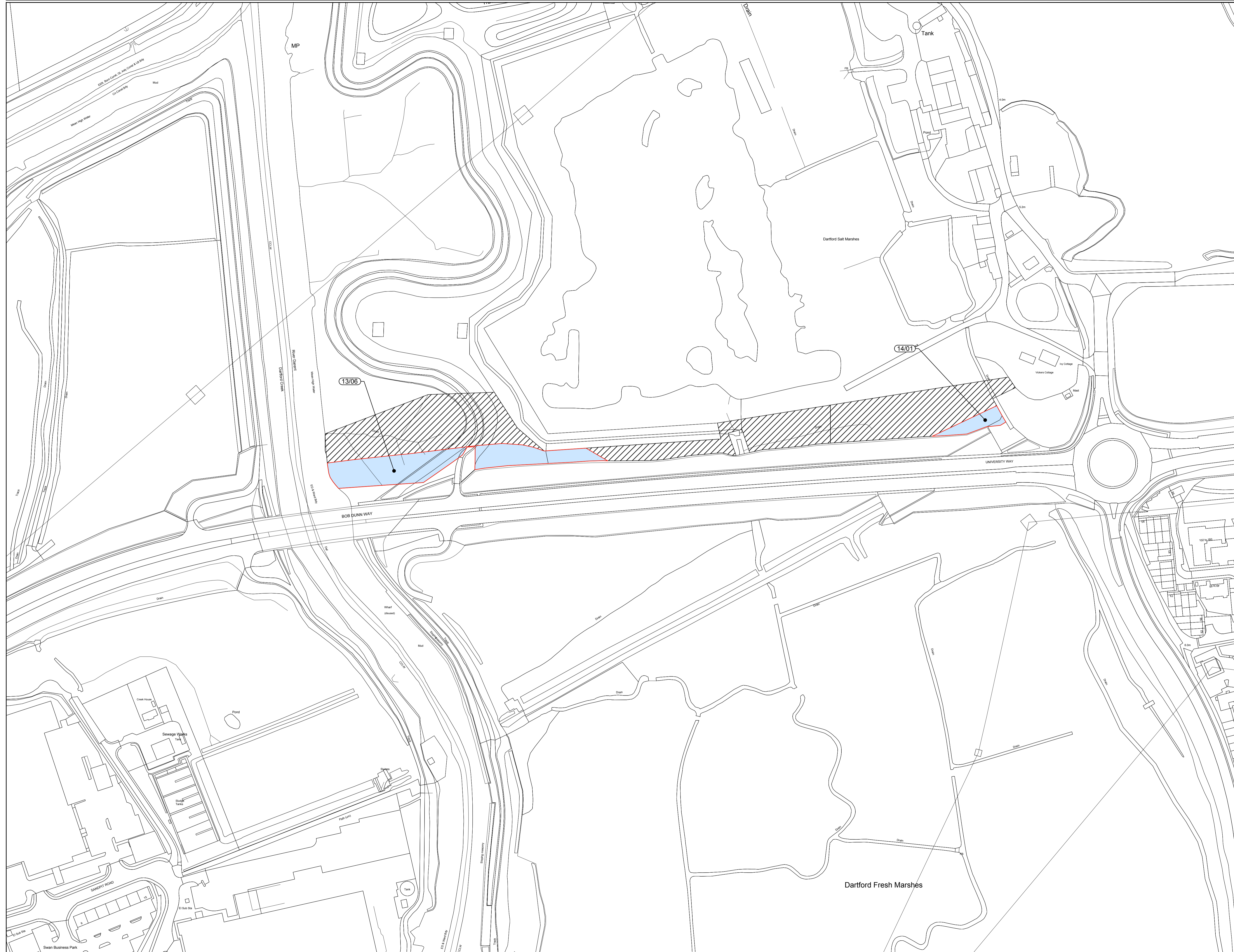
Yours sincerely



George Williams BSc (Hons) MRICS
Senior Surveyor
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Enc.

- Key:
- Order limits - the area within which the authorised development may be carried out.
 - Order land - new rights to be compulsorily acquired and in relation to which it is proposed to extinguish easements, servitudes and other private rights.
 - Land no longer required



Title: Ingrebourne Valley Limited
Sheet 1 of 1
Option Agreement Plan
Land Comparison

Scale: 1:1250 @ A1

Dwg Ref: N:\CAD Team\Cory Environmental\DWGS\Master Plan\Cory_E_Option_Agreements_Ingrebourne.dwg

Doc Ref: 2.1 Regulation 5(2)(i)

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