



## Hearing Transcript

<b>Project:</b>	<a href="#">Cory Decarbonisation Project</a>
<b>Hearing:</b>	Open Floor Hearing 1
<b>Date:</b>	5 November 2024

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## **Cory\_OFH1\_5 NOV**

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### FULL TRANSCRIPT (with timecode)

00:00:05:06 - 00:00:21:13

Good afternoon. It's now 2:00, and it's time for this hearing to begin. I'd like to welcome you all to this open floor hearing as part of the examination into the application for development consent order for the Quarry Decarbonisation Project. Firstly, can I just confirm that everybody can hear me clearly?

00:00:22:29 - 00:01:04:07

Thank you. I can also confirm with Mrs. Norris and Mrs. Allen that the live streaming and recording of the event has started. Thank you. My name is Mr. Jeff Underwood. I've been appointed by the Secretary of State as the examining inspector to examine this application. You may also hear me referred to as the examining authority. Before I hear from attendees, I have a few opening remarks I'd like to make. Firstly, a few housekeeping matters for those attending in person. Um, please can everyone keep it, their phones or any other devices to to silent or switched off so they don't disturb the the hearing? Um, if anyone needs the assistance of a hearing loop, there is one situation at the back of the room.

00:01:04:09 - 00:01:38:01

It's identified by white tape on the on on the floor. Uh, so if you if you need need that, that's where the best place to sit is. Um, anyone who needs, uh, the lavatory, the toilets are on the corridor that led to the foyer outside this this room just around the corner from the, uh, from before we get to the lifts, I'm advised that there aren't any fire drills planned. So if we do hear a fire alarm, uh, it will be the, uh, the real thing. Uh, the fire exits are marked by the green signs, uh, and follow those through the building to the outside.

00:01:38:03 - 00:02:13:15

Uh, evacuation point for those of you attending on online, uh, I think the case team will have explained the arrangements. But just as a reminder, um, please, can those attending via teams keep your microphones muted and cameras switched off, which everyone seems to at the moment. So. So thank you. Um, because that can avoid, uh, background noise. Please note the chat function is switched off for those watching the live stream. If we need to adjourn. You will need to refresh your browser when we resume to be able to follow the event and for everyone attending in the interests of impartiality and fairness.

00:02:13:17 - 00:02:51:12

All remarks to myself need to be made during this hearing, where everybody else can hear the comments that are made. There's not an opportunity to make private comments to me outside of the hearing. However, my case team colleagues will be available if you have any queries. You may also

see me talking to the case team, but this will only be regarding procedural matters and not the merits of the application. Also, it's inevitable given the layout of the venue in the hotel. You may see me outside this this room. I'm not intending to be rude, but I won't enter into conversation with you. And by the same token, you can be assured that if occasionally I'm in the same spaces as some other participants, there'll be no discussion of the application or examination with them.

00:02:52:24 - 00:03:22:26

Um, please note the format of this hearing might be a bit different from other public events you may attend. Please don't signal your approval or disapproval of any comments made, for example by clapping or or booing. This is offputting for those attending and won't assist me in hearing people's views. Please note that I may refuse to allow representations to be made at this hearing, including circumstances that I consider the representations are irrelevant, vexatious, or frivolous. Relate to the merits of policy set out in national policy statements.

00:03:23:12 - 00:04:02:06

Uh, repeat other representations already made or relate to the compensation for compulsory acquisition of land interests or rights. An agenda hasn't been prepared for this meeting, because its purpose is to hear from interested parties who registered to make oral representations, elaborating on their written representations to date. The order in which I'll invite you to speak will follow the list that's been provided provided to me by the case team. I've also had a request to speak by an individual who's not registered interested party and once all interested parties have spoken, I'll use my discretion to consider whether to allow such oral submissions to be made if time allows.

00:04:02:18 - 00:04:38:07

Although looking at the list of speakers, I hope the time will will allow. As you're aware, today's hearing is being undertaken in a hybrid way. When some of you are present with us at the hearing venue and some are joining virtually on Microsoft Teams and making sure that however you decided to attend today, you'll be given a fair opportunity to participate depending on how long the meeting lasts. And I'll take a view around mid-afternoon whether a break will be necessary. A recording of today's hearing will be made available on the Koori Decarbonisation Project section at the National Infrastructure Planning website, as soon as practicable after the hearing is finished.

00:04:38:13 - 00:05:13:08

With this in mind, please ensure that you speak clearly into a microphone and also sometimes helps if you if you're speaking fast, just to slow down a bit so that I can hear what's being said. And if you can state your name, you're interested in the application and as appropriate, if you're if you're representing an organization. Before you speak. Uh, as you can see, uh, a table and a seat with microphones has been set out for, for speakers. Uh, if you can just come up to the, to the desk when, uh, when I announce you. Um, uh, that's just so that I can see clearly and hear what you're saying.

00:05:13:12 - 00:05:46:18

Uh, if if you really don't feel comfortable about that, uh, we can provide a roving microphone. If you could just indicate, uh, that before you're speaking, if that's what you'd prefer prefer to do. Um, please note that the recording and any transcript will be the only official record of this. This hearing forming part of the examination documents. So any social media posts, blogs, messages or similar forms of

communication won't be accepted as evidence in the examination and won't be seen by myself. I link to the planning Inspectorate's privacy notice was provided in the notification of this hearing.

00:05:46:20 - 00:06:13:28

I'm assuming that everybody here today is familiarize themselves with that document, which establishes how the personal data of our customers is handled in accordance with the principles set out in data protection laws. It makes it clear that today's hearing is being recorded and live streamed. So unless essential, please do not provide any personal information either, either relating to yourself or other people that you would not want to be broadcast or attend on a recording. Please speak to Mrs. Norris and Mrs. Allen if you've got any questions about this.

00:06:15:25 - 00:06:24:24

Now, I understand that Mr. Jokanovic was attending in his role as part of the press. Um, is Mr. Jokanovic attending this afternoon?

00:06:30:16 - 00:06:33:18

Oh, yes. Yes, just sorry. Thank you.

00:06:35:14 - 00:06:49:19

Uh, thank you very much. My name is, uh, Doctor Hui Huang. Uh, I'm speaking on behalf of the Ridgeway users. Unfortunately, Djokovic has sent his apologies. He cannot attend this afternoon, but he's given some words for me to say as well.

00:06:49:26 - 00:06:54:11

Okay, well thank you, thank you. Is there anybody else from the press in attendance?

00:06:56:28 - 00:07:04:06

Okay. Thank you. Does anybody else, uh, intend to, uh, film or record the proceedings?

00:07:06:28 - 00:07:07:13

Thank you.

00:07:11:09 - 00:07:49:08

So I'll briefly explain the purpose of this hearing. As I mentioned before, the open floor hearing is your opportunity to raise anything directly to myself as the examining authority that's important and relevant, and that you think I should know about and consider. The hearing is not focused on a particular location or topic. The topic of your representations about the proposals is therefore up to yourself. Just to be clear though, the purpose of the hearing is to assist my examination. If there are any questions, they should be directed through me rather than directly to any other participants who might be present. I've already read the relevant representations, that is, the submissions that you've already made, and there's no need to read out anything, uh, that's already been submitted in writing.

00:07:49:20 - 00:08:15:27

Um, if you intend to refer to a document that's been submitted. Uh, if you're able to be helpful to refer to the reference number in the examination library. But that's not essential if that's not to not to hand. It's just helpful if if you're able to do that, if you use an acronym or abbreviation, please can you

set out what the full title, uh, of the document or the organization is when you first mentioned it, as there may be attendees, uh, here who are not as familiar with the term as you are,

00:08:17:14 - 00:08:47:16

given the number of people who've requested to speak, I do not intend to setting a strict, uh, limit today on how long people can speak, but I would ask your submission to concise to the point, and in any event, concluded within ten minutes. That way, there should be enough time for everybody to put their points of view across and enable the applicant to make any comments they want to at the end, in the interest of making best use of time, and whilst not wishing to prevent those wishing to speak, it'd be great assistance if points were not repeated. You can rest assured I would have understood the point the first time.

00:08:48:26 - 00:09:19:01

Once you've spoken, I may or may not ask any any follow on questions. I wouldn't read anything into that. It might be that I just need to clarify something. Um, as I mentioned before, finally the applicant will be given the opportunity to respond to any matters raised once all speakers have been heard, uh, should they wish to do so. And they can either do that today orally or in writing by deadline. One or both, if they so choose. Before I invite people to, uh, speak, can I just ask whether there's any questions about the format and procedure of this hearing that anyone would like to clarify?

00:09:21:21 - 00:09:53:05

I can't see anyone in the room, and I can't see anyone on line either. Thank you. What I'll do is I'll invite people to speak shortly. But first, I'm just going to check from those who are expecting to hear from, uh, are here. Um, so I'm just going to read through a list. And if you could just indicate by putting your hand up or, or saying, yes, that would be helpful. Um, now, uh, doctor Juan, you've already mentioned the you're here from midway uses, so I won't I won't ask you again. Um, I've also got a James Hewitt. Thank you.

00:09:53:23 - 00:10:09:18

Uh, Robert Morris. Thank you. And, uh, there's also a representatives on behalf of Save Cross Ness nature reserve campaign. Uh, can I just clarify, is there somebody here online, perhaps?

00:10:11:00 - 00:10:17:26

Hi. We're online. Caitlin Cahoon from Suffolk Law Center. We'll be providing written representations instead.

00:10:19:01 - 00:10:21:18

And you'll be needing those.

00:10:23:04 - 00:10:29:01

Pardon? Just. Okay. You'll you'll be leading those on behalf of the Save Crossings Nature Reserve campaign.

00:10:29:09 - 00:10:34:29

We'll be submitting written representations instead as our counsel hasn't been able to attend today due to illness. Sorry, I.

00:10:35:01 - 00:10:58:21

Misunderstood. So, um, you're just going to submit written representations, and you won't actually be taking part in this afternoon's hearing? That's right. As I understand it. Okay. Thank thank you. Thank you for letting me know. Um, I've also got a note that, uh, London Borough of Bexley wanted to speak, but I've also equally had a note that there might have been an issue with filling the forms in. Is anyone from the the council intending to speak?

00:11:01:24 - 00:11:02:27

I'm getting some.

00:11:06:11 - 00:11:15:11

Thank you. Thank you for updating that. Thank you. Um, and also, uh, as I mentioned before, there has been a request from an Allen Seale. Is Mr. Seale here?

00:11:19:04 - 00:11:21:22

Doesn't look like it. Okay.

00:11:23:27 - 00:11:31:13

Can I just see if there's anybody else here today who wishes to speak that I haven't mentioned? It says if you if you just wait for the microphone.

00:11:33:26 - 00:11:38:29

Margaret White, resident and member of the Save Cross Ness Nature team.

00:11:42:27 - 00:11:52:22

And just just to clarify, uh, will you be speaking on bearing in mind what, uh, miss, uh, Calhoun said, would you be speaking on behalf of the the slave cross? Yes.

00:11:52:24 - 00:11:57:01

No, I am speaking on a specific point as a resident of the borough.

00:11:57:12 - 00:12:08:12

Okay. So you'll be making your own your own point there. Okay. And sorry, just before you hand, can I just clarify, uh, did you make a relevant representation? Um.

00:12:09:26 - 00:12:16:25

Unfortunately, I had a problem. I sent it yesterday, but I understand it has been received.

00:12:17:19 - 00:12:33:11

Right. In terms of things. It's just it's just in terms of when, uh, when I ask you to, uh, to speak as part of that, I'll invite you to speak after those people, like people I mentioned. Yeah. Um, so, um, it's a anybody else?

00:12:36:11 - 00:12:36:26

Um.

00:12:46:18 - 00:13:06:12

Yeah. Sarah Whitney, um, from Bexley Civic Society, but I'm actually going to speak on behalf of a member of the Save the Cross Ness Nature reserve who couldn't be here today. I'm just going to read from an email that he sent, um, uh, which I'm sure if he'd been here, he would have liked to stand up and speak.

00:13:07:17 - 00:13:20:16

Okay. So. Right. So that's on behalf of the save cross ness nature. Yes. Nature reserve. Thank you. I'm sorry. I keep forgetting to ask you. Can you just let me know how you prefer to be, uh, addressed?

00:13:20:18 - 00:13:21:14

Uh, Mrs.. Whitney.

00:13:21:16 - 00:13:23:03

Mrs.. Mrs.. Whitney. Thank you, Mrs. Whitney.

00:13:24:20 - 00:13:25:28

Is there anybody else?

00:13:31:11 - 00:13:31:28

Okay.

00:13:32:24 - 00:13:46:18

Um, so I will now, uh, invite those interested parties. Uh, who gave the notice to the intention to, uh, to speak? Um, so I'll start with, uh, Doctor Hahn, please.

00:13:48:06 - 00:13:59:17

Actually, actually, can I just request that you sit at. No, no. Sorry. Can you sit at that seat there? It's just because there's cameras in the middle and I can see you. I can see you there. Whereas if you're over there, there might be some cameras in the way.

00:14:02:20 - 00:14:08:01

That's right. If you just press the button so there's a red light on. Uh, then that should be. It should be okay with the microphone.

00:14:08:03 - 00:14:39:16

Fantastic. Thank you. Um, thank you very much for the opportunity to speak at this, uh, hearing. Um, my name's Hui Huang. I'm a, uh, Ridgeway user and, um, resident of, uh, approximately 40 years, um, in the local area. Uh, and, uh, my day job is a public health specialist. Uh, I'm speaking on behalf of the Ridgeway users, um, and Djokovic, uh, an investigative journalist and documentary Filmmaker who's been working with, uh, with our group.

00:14:40:04 - 00:15:18:16

Um, we've also submitted, um, written representations. Um, mainly, uh, from a Richmond user called Scott Burrell, who's a member of the Romany community and a historian as well. And that focused on, uh, was it, uh, telling the story from their point of view? But I would also like to add some points from, uh, from the Ridgeway users as a, as a whole. Um, so just saying that, um, the Ridgeway, um, nature reserve is a really valued, um, local site, um, and nationally, uh, valuable site for biodiversity.

00:15:19:00 - 00:15:50:02

Um, in fact, it's only probably one of 4 to 5 sites now in the whole of the country. Um, where the show cannot be, is is found. Um, I mean, you know, being a local resident. Um, Thamesmead has a reputation for, for many things. Um, mostly bad. Um, but, you know, few people know it for this, uh, important, uh, nature reserve and this important area for, for for national, uh, biodiversity.

00:15:50:26 - 00:16:21:07

Um, with this in mind, the Ridgeway users actually, uh, had been working with a number of stakeholders, including Bumblebee Conservation Trust, uh, and experts from the University of East London, to try and preserve and supplement this habitat for pollinators. Um, this was funded through a mayor of London grant, uh, last year, where we actually created a Thamesmead pollinator corridor, um, to try to encourage, uh, these pollinators.

00:16:21:21 - 00:17:01:09

Uh, my main point about this proposal is that, uh, uh, it risks devastating this nature reserve, this, this area of, of natural biodiversity and the species that we're trying to protect, um, and which gives Thamesmead its uniqueness. Um, risk being gone forever. Um, and that's my, my main point around, you know, the effect on biodiversity. My second point is around, um, was it, um, the current structure of the testing regime? Um, in relation to the quarry field site? Um, especially around forever Chemicals.

00:17:01:22 - 00:17:40:02

Uh, earlier this year, we've with Jay Djokovic. Um, we conducted a, uh, sampling of, uh, water. Uh, from the ditches that are joined quarry site. Um, which, uh, in our official, in our correspondence with, uh, Corey suggested where there, uh, some of the water outflows from their site went to, um, we found the presence of forever chemicals. Name is known as PFAS. Uh, to be detectable at concentrations around 59.1 nanograms per liter, and with several breaching the individual ten nanograms per liter.

00:17:40:18 - 00:18:28:06

Um suggested by the Royal Society of Chemistry. Um, this is the single highest concentration in a in a water sample found in the London area. Um, and we know that, you know, we didn't actually test the soil. And so it was actually meant to have higher levels. Um, we suggest that, uh, um, this is an important, uh, finding from, uh, um, both a planning, um, was it, uh, consideration which hasn't been taken into account? Um, and we suggest that, um, you know, going forward, um, as it's, uh, Corey may want to test for PFAS, um, as part of their, their application.

00:18:31:24 - 00:18:32:09

Thank you.



00:18:32:18 - 00:18:43:24

Thank. Thank you very much, Daquan. Thank you. I haven't got any follow up questions, so thank you. Thank you for your contribution. Um, can I invite, uh, James Hewitt next, please?

00:18:53:26 - 00:19:09:00

Nothing. Mr. James Hewitt, I've no affiliation. Um. Government policy. Respect that. However, the policy, I understand, um, requires that at least 90% of the CO<sub>2</sub>, the post combustion CO<sub>2</sub> is captured.

00:19:10:15 - 00:19:41:29

That's implicit. In fact, governments have been taken to judicial review on a couple of occasions and found that their plans, um, ought to be requiring this, and they're not actually very practical. Um, when it comes to the carbon capture rate of an an energy from waste facility. The material that is going into the furnaces is a variable quality that makes it extremely difficult to make the capture rate to optimize the capture rate.

00:19:42:29 - 00:20:14:05

When they say 90%. Mr. Djokovic earlier today mentioned Petro Nova in the states. Um, the only other one that's a post combustion, um, is the the boundary down in Saskatchewan and that's even poorer, um, capture rates. Um, with this, I believe it'll be even less in order to raise the level of capture up to a higher amount, you're going to have to be spending a lot more money with the amines and the recovery of them.

00:20:15:06 - 00:20:48:20

Um, and that will require a great deal more energy. The amount of energy being produced by Riverside one is about 70MW. If they're lucky. Um, if the, um, the carbon capture recovery facility requires 50, you're not going to get very much to dispatch to the general public or whoever it is that is buying them. The people who would be buying that electricity are no longer going to be able to do so, because the energy will be used in reclaiming the solvent.

00:20:49:00 - 00:21:10:08

They will then have to obtain the electricity from somewhere else. It'll be from a gas fired power station, or one which is even dirtier, um, from a wood burning power station. Um, those CO<sub>2</sub> emissions ought to be included, in my opinion, in the calculations of the benefits of the scheme.

00:21:12:23 - 00:21:34:02

Another matter. Um, the period of depreciation of the Riverside one in their annual accounts is about 25 years. The way in which the carbon benefits to the scheme, um, have been assumed or estimated is between 50 and 55 years, which is twice as long.

00:21:36:18 - 00:21:40:00

So the benefits would seem to be twice what they might be.

00:21:41:25 - 00:21:43:14

The, um.

00:21:46:03 - 00:22:17:19

Let's say, uh, yes. When it comes to the design, which I haven't seen very much of, by the way, um, the design standards may be for the current standards rather than designs for climate change. We've seen devastating floods, hurricanes, hailstones, whatever it is. Um, I believe that the tall, um, stack, which will they will be required for the carbon, um, absorbing absorbent.

00:22:17:26 - 00:22:24:03

Um, that green needs to be quite carefully designed. Um, as should probably the terminals.

00:22:27:24 - 00:22:57:10

I had been a little bit concerned that, um, the amount of storage that is going to be required on site, very much temporary storage, um, that the vessels were suddenly getting larger and larger in capacity from 10 to 30,000. If they're going to go for the 30,000, that means three times as much storage, implicitly requiring more pressure on land

00:22:58:25 - 00:22:59:20

land grab.

00:23:01:16 - 00:23:37:00

The I will mention is probably as well in my written representations. Um, the amount of plastic in the, um, the feedstock for the incinerators, um, may well reduce because the emissions trading scheme coming into effect in January 2028, I believe it is, um, will tend to make it more costly for people to be, um, using plastic and sending it to the incinerator. They may pass the price back to the local authorities.

00:23:39:06 - 00:23:48:06

Who have no, um, capacity to manage the waste, to just. They were obliged to get rid of the waste the people have. Um.

00:23:49:23 - 00:24:12:27

And I would really would think that it's going to be very awkward for anybody to justify having carbon credits, carbon removal credits from the power station, the carbon capture facility, until it is actually working properly. Otherwise, they're getting, um, the money which they've given will have to be clawed back.

00:24:16:29 - 00:24:55:06

So in summary, I believe that, um, there isn't a hole in the ground where they can actually put the CO2. The, um, the infrastructure is not yet there. Whether it's in the Viking field. The endurance field were in high net where there already is a proposal. In fact, the government has agreed to subsidize. I think it's Protoss, which is at a smaller carbon capture facility, which is only just been thought about on a new energy from waste facility, and that the scale of that is about half as much as the riverside one.

00:24:59:15 - 00:25:27:04

I very much hope that the, um, proposal bears in mind the likelihood that it will not be needed or will be too expensive to build, and that therefore, in any recommendations, you may present to Secretary

of State, um, that that is borne in mind. because it would absolutely awful if the Trust Nature reserve was built on very speculative venture.

00:25:30:13 - 00:25:33:06

Objects. That's quite a lot. But thank you very much for listening.

00:25:34:11 - 00:25:35:15

Thank you very much, Mr. Hewitt.

00:25:45:08 - 00:25:46:29

Next, Robert Morris.

00:25:58:29 - 00:25:59:14

Mr. Morris.

00:26:01:15 - 00:26:07:22

Oh, can you just pop the microphone on, please? It's just the red button at the bottom on the stand. That's it. Thank you.

00:26:08:07 - 00:26:18:12

Robert Morris, Bexley Borough resident. May I just ask, are there other speakers, uh, due to speak today, or is it. Are there more than. Am I the last?

00:26:18:14 - 00:26:23:08

No. There's exactly at least three. Three more after you. Would you rather speak later? Is that why I speak later?

00:26:23:12 - 00:26:30:12

I didn't think I'd applied to speak. Although I would like the opportunity. Only if it doesn't duplicate what others are to say. So.

00:26:31:08 - 00:26:41:24

That's quite right, Mr. Morris. If, um. Yeah, if you if you want to have a sit down. Um, but you you, uh, I've got you down for speaking, so if you want to speak, that's that's that's quite, quite all right. Um.

00:26:52:00 - 00:27:11:22

I'm just. I'm just checking. Checking my list. Uh, now, apologies. Um, I'm not referring to the name, but. So that the lady at the front who is going to speak on behalf of the Cross Ness Cross Ness Nature Reserve. Okay, to speak now and apologies. When you sit down, you'll obviously give your name again. I do apologize about that.

00:27:18:12 - 00:27:22:09

Oh, sorry. Can you just put the microphone on? It's just a red button there. I didn't.

00:27:22:15 - 00:27:23:10

Sorry. I thought it was on.

00:27:23:12 - 00:27:23:27

Yeah, sorry.

00:27:23:29 - 00:27:30:24

Would you. I know, I know, it's going over things, but just to make sure it's picked up on the recording. Would you mind just introducing yourself again, please? Yes.

00:27:30:26 - 00:27:42:28

Um, my name is Mrs. Sarah Whitney. Um, I, um, part of Bexley Civic Society, but I'm actually speaking on behalf of a member of the Save Cross Ness Nature Reserve.

00:27:43:12 - 00:27:44:06

Thank you, Mrs. Whitney.

00:27:44:08 - 00:28:19:03

Um, the email he sent summed up my sentiments very well. Um, and I think if he'd been able to be here, he would have made this, um, this speech. Um, I'm reading this. Um, so bear with me. Uh, government, media and the examiner need to appreciate the importance of natural habitats. If Corey applied to demolish Saint John's Church Earth, there would be a huge outcry, despite the fact that it is manmade and could easily be reconstructed.

00:28:20:01 - 00:28:54:24

Think of the outcry when a painting is to leave the country, or the appeal that raised millions were not to dam was burned. When it comes to destroying the natural world. We can only ask that the public, government and quarry share the same level of consideration. The examiner has the opportunity to do just that, and insist that Corrie knocked down a warehouse that can be built elsewhere in an industrial zone in the borough, and leave the heritage marshes alone.

00:28:55:17 - 00:29:06:14

Only when such decisions are made in a way that links the climate and biodiversity crises do we stand a chance of saving nature and the planet.

00:29:09:07 - 00:29:11:02

Thank you. Thank you, Mr. Whitney. Swimming.

00:29:19:06 - 00:29:31:01

I think, uh, unless I've got my list wrong, I think I've reached the end of my first list. So, um. Uh, apologies. Have I got your your title incorrect. But, Mrs. White, I think you are next.

00:29:48:22 - 00:30:19:22

Mrs. Margaret White, local resident. I wish to draw attention to the significant change in access arrangements for the public to attend project hearings. The chosen venue for the current hearing is a hotel. Previous hearings, such as the korero RRP hearing sited at Slate Green Community Center.

While not being ideal in terms of size. Allowed the public to drop in on the proceedings when they could.

00:30:19:24 - 00:30:53:27

However, the new location is not a community space but a private hotel. This may infer to the public that it is a restricted meeting, not an open one. It was stated in the original letter that advanced bookings were required for public attendance at meetings. Many people work and need to plan their time off. They can't decide by the 22nd of October if they will be available to attend the meeting on the 5th of November.

00:30:53:29 - 00:31:32:03

It's not always feasible when there are duties, shift work changes, carer responsibilities, duty, advanced meeting deadlines for attendance, that examination being passed. My colleagues believed that they could not attend the open 5th of December meeting today with me, so those who attended the last two inquiries and had open access may feel that they cannot participate due to the deadlines. I also have participation experience of a previous planning inquiry regarding a proposed slate green freight forwarding depot project.

00:31:32:13 - 00:31:53:24

This was held in Dartford Town Hall. This is a working establishment, but there were some seats available every day at Hearing Room. For those who were interested in a specific agenda item to come along. This has not been suggested at all in the initial examining project timetable. Thank you.

00:31:55:24 - 00:31:57:16

Okay. Thank you very much, Mrs. Y.

00:32:07:18 - 00:32:22:28

Now, I think, uh. Uh, I think, uh, Mr. Morris, it's another opportunity if you want to, uh, if you want to say anything. Can I just check? Was anybody else here expecting to to speak today before Mr.. I invite Mr. Morris, if you'd like to come up, Mr.. Morris, please.

00:32:31:21 - 00:33:04:19

Thank you. I stated Robert Morris, uh, Borough of Bexley residents. Excuse me. I'd like to make one comment and one question, if I may. Uh, so the comment is that I'm not here to debate whether or not the quarry proposal is a good environmental proposal or not, but let's assume it's intended to be an environmental gain. So in that light, we're looking at the site that's been identified, which is particularly special. Um, I leave the evidencing of that to others, but I'm thinking from a nature and biodiversity.

00:33:06:04 - 00:33:27:24

aspect is incredibly special. Therefore, it would seem to me that if that's the site to be chosen rather than a brownfield site, then it would have to be an incredibly good case, an incredibly good case to be accepted. Otherwise it just isn't right. And it would be a win for ticking a box for one environmental gain at the expense of another.

00:33:32:04 - 00:34:06:02

So my question then, please, is I understand that again, I don't have this evidence. I'd be grateful to know. Is it correct that the old golf course nearby has been identified as a, uh, compensatory replacement site to achieve a bit of open space and, uh, space for nature? And if that's the case, then I'm not clear how that adds to the increase in open space and biodiversity, if it's already open space and available to preachers to come and go as they please.

00:34:07:13 - 00:34:23:04

And I've also heard, and I'd be grateful to know, if this is correct, that that site's already been identified as a compensatory replacement scheme for replacement site for another scheme that's already been built. End of questions. Thank you.

00:34:23:29 - 00:34:57:06

Okay. Thank you, Mr. Morris. In terms in terms of your questions, I mean, I'm not in a position to answer your questions now, but I will shortly be inviting the applicant to make any comments, and they may or may not answer your questions. Uh, but also I think, uh, questions about the role of the former Thamesmead golf course to actually feature in, uh, some of the things I'm hoping to cover in, in a session tomorrow, uh, which is what we call an issue specific hearing, uh, where I'll be asking the applicant to explain in a bit, a bit more detail about their, their proposals and ask some questions about that.

00:34:57:08 - 00:35:02:27

So, um, there may be two opportunities where you may hear something in answer to your, uh, to your to your questions.

00:35:03:06 - 00:35:04:10

Perfect. Thank you.

00:35:04:22 - 00:35:22:23

Thank you, Mr. Morris. Ah ah so as, as I, as, as I mentioned, if, uh, if there's no one else who wants to speak, I will give the, the applicant an opportunity to, to speak. And I've just seen somebody putting, putting their hand up. Is there something you'd like to say would.

00:35:28:04 - 00:35:29:07

Speak from here or there?

00:35:29:20 - 00:35:33:25

Uh, I think by all means, come up to the come up to the front if you're happy with that.

00:35:44:24 - 00:36:17:16

Yeah. Uh, doctor Lesley Catchpole. Um, I wasn't going to speak, and I didn't submit anything, partly because I wasn't aware I could because I missed the date of the 22nd of October. So to support my colleagues comments there. But I do want to kind of put This inquiry into some kind of historical context because for the for the film, if you like, this is the third hearing that we've had from Corrie over inquiry over such issues. And each time they've given us assurances that they wouldn't encroach on any further land.

00:36:17:18 - 00:36:52:09

And obviously the, the cross, um, closeness site in, in uh, which was we were given each time to understand would be protected um second time which I was more involved in the inquiry just before Covid. Uh, it was fairly because the nature of Covid and everything else in that, uh, it was really in, um, we didn't get the full information from the campaign I was involved with at the time. Um, as to what changes were going to, to take place and that, um, that was nobody's fault.

00:36:52:11 - 00:37:26:26

We were living in a crisis of pandemic and everything else in that. So I was rather alarmed when I heard that there was to be a data centers being built, and that could possibly encroach upon the Cross Ness site and everything else. And that, um, I since I assume Bexley Council allowed this to go ahead partly because of the implications for employment. Uh, I've since seen nothing about this, and it doesn't look as though those plans are going to be going ahead. So I would like some information, if possible, from Corey, exactly whether they've abandoned this these plans.

00:37:27:05 - 00:38:15:08

And and then finally I'll finish on this point in that we see as I say, I didn't intend to come to this inquiry, but yet again, a third time, we're coming to an inquiry, um, where there seems to be, from what I've seen up to now, uh, assurances it won't affect the, uh, nature reserve. Whereas my question would be, why should we accept this, given that on two previous occasions these have, in my view, been, uh, um, broke, these promises have been broken. And we see that the, uh, the cross ness, uh, nature reserve is now under threat, along with all the points that I think other people have made in terms of pollution and overcapacity and whether this local area can actually support this very close to where people live and have to work on a regular basis.

00:38:15:23 - 00:38:17:03

So thank you very much.

00:38:17:19 - 00:38:28:01

Thank you doctor. Can I just clarify when you mentioned you mentioned the second time, can I just clarify what proposal that was for? You also mentioned a data centre. What was that to do with.

00:38:28:05 - 00:39:04:07

The data centre came later. We went to the inquiry once again to stop the encroachment at a new road and encroachment onto the. The second inquiry. I can't remember the date. It was just about a year. Possibly it started before Covid. Um, and the when the result came out, it took a while to come out, obviously because of the nature of what was happening in the country. We weren't we weren't able to actually come back on many of the issues. But the decision went through, and it's only subsequent to that I heard, and obviously Corey would have more details because as I said, I didn't intend I didn't give a formal submission to this.

00:39:04:09 - 00:39:39:11

I'm just trying to go by memory in that, uh, that data center to data centers were going to be built and which in, in obviously in that area. And my understanding at the time was that Bexley Council had allowed that to happen because of the implications for jobs and everything else. But there's been no

mention of it since. And I just wondered what's happening to this. Not that I'm asking for data centers, but given the information that Corey puts out at different times, it would be useful to know whether previous plans are still, uh, in the pipeline or whether it's been abandoned completely.

00:39:39:15 - 00:39:51:03

So, so just just so I'm clear. So when you mentioned that the sort of second time in the the event or inquiry was, was that to do with the Riverside to Power Station? It was. Yes. Okay. Thank you. Yeah.

00:39:51:07 - 00:40:02:29

Well obviously the issue of the nature reserve and pollution in the area, and everything else is very much relevant to these issues and still remains today. Okay. Thank you.

00:40:03:01 - 00:40:03:24

Thank you very much.

00:40:07:03 - 00:40:13:06

Is there anybody else would like to say anything? I again, I can't see anyone on online.

00:40:17:24 - 00:40:24:23

In that case, um, the, uh, I'll now give the applicant if they want an opportunity to make any, uh, make any comments.

00:40:35:29 - 00:41:07:02

Thank you sir. Um, Mr. Fox, uh, on behalf of the applicant. Um, so I think we just wanted to, um, come back with some clarifications and, um, some responses to the points, uh, raised. Um, So the first point just to deal with that latter point. So just to confirm the data center permissions are um, now expired. Um, so they're not being brought forward. Um, so yes. Kind of almost going backwards in time.

00:41:07:04 - 00:41:43:28

So that, that answers that, that, that point on the Thamesmead golf course. You're right. So we will discuss that more tomorrow. But the primary role of that uh, area, um, within our application is to achieve biodiversity net gain, um, which is a different concept of compensation. Um, I think um, I just wanted to, uh, in terms of the points raised by Mr. Hewitt around, uh, carbon capture, climate change resilience, just to confirm. So the point about the, um, uh, bigger chain, bigger ships, and whether that means we would need, um, more storage facilities.

00:41:44:00 - 00:42:15:02

I confirm the answer to that question is, wouldn't, uh, the storage, the temporary storage buffer storage area has been sized, uh, to it. Uh, sorry, the size of it can account for the bigger ships. And that's confirmed in our change reports. Um, the design, uh, the scheme is going to be designed to account for climate change, climate resilience that's specifically secured in the DCO, and a requirement for six, which requires the design to take account of the climate variables discussed in ES and we. That being the environmental statement.

00:42:15:09 - 00:42:42:07



Um, and we have specifically assessed that and considered that in um document reference at 061 which is environmental staff to Chapman environmental statement chapter on that issue. Um, just to make the point about um design life. So depreciation as mentioned in the accounts, is a financial is a financial term. It's not the design life of, uh, someone or something once it's built. Um.

00:42:44:17 - 00:43:25:02

The points around, um, carbon capture rate. And I'm sure we'll get into them into this, um, examen examination. Um, but ultimately the scheme is designed to achieve, um, the carbon capture rate. Um, the carbon capture rate is controlled by an environmental, uh, permit. Um, and the MPs, uh, directs the decision making to assume that the permitting regime will do the job that it's supposed to do. Um, so that is how that capture rate will be secured. Um, Mr.. You referenced about the kind of energy penalty in terms of the, uh, supply required to power, um, scheme that has that is discussed, uh, in the climate change chapter.

00:43:25:04 - 00:43:59:09

But, uh, it's not assessed because, uh, Mr. Hewitt assumes that, uh, that would be replaced by, uh, some kind of unclean power, but that is, um, a given, uh, the future energy mix predicted by National Grid. Unlikely. And b, in any event, the decision for National Grid, not for the applicant. Um, so it would be wrong to make any kind of assumption about how that energy penalty would be replaced in any other direction. To be honest, um, the issues around, um, water quality and the reference to um, people being found.

00:43:59:13 - 00:44:48:04

Uh, firstly, I think we would um, uh, ask that and see if we can see the information provided, but I would make the point that, that that is essentially the baseline position. That's not the impact of the scheme that's being examined. Our assessments. So the water quality assessment, which is app in examination library app zero 60 shows that we will not have an effect on surface water. The baseline position, surface water, water quality. Um, our drainage strategy document reference at 022 particular paragraphs 5.37 and .5.38 talk about, ah, um, what the proposed scheme would do in terms of managing, uh, surface surface water, surface water quality, um, and ensuring that there's no, um, contamination to the ditches.

00:44:48:16 - 00:45:07:18

Um, and compliance with that is secured through the DTA, um requirement 13 and schedule two. And of course, I would note that generally it's the applicant's proposals to improve the conditions of the ditches, um, through our um LaBarge documents um, which is secured through the DCA.

00:45:07:22 - 00:45:09:07

So if you.

00:45:09:09 - 00:45:16:03

Just read out the full title of that document, I know it's convenient to shorthand just so that everybody knows what you're talking about. Yeah.

00:45:16:05 - 00:45:47:03

So that's the, um, landscape. Um, biodiversity and access and recreation delivery strategy. Thank you. Um, which is, you know, which brings, uh, nicely to the last point, because that, uh, document is explains our proposals, um, for the, uh, green spaces and the local nature reserve and the in and around the scheme. Um, I think I think, um, I meant to start with this, um, statement just by wanting to thank everyone for coming.

00:45:47:05 - 00:46:20:04

And we understand the strength of feeling on on the matter of the local nature reserve. Um, and I think I just want to reemphasize that we have understood that and we have, through the auctioneering process that we've undertaken, really sought to minimise our impacts to local nature reserve and balancing that against all the other matters that are set out in our um, terrestrial sites alternatives report and the auctioneering principles therein. Um, we do we acknowledge that we impact on a small part of the local nature reserve that's currently used for grazing.

00:46:20:20 - 00:46:52:15

Um, but our overall proposal is to create improvements to the local nature reserve, um, position. Um, you know, approximately 70% of scheme is developed on brownfield land. We have we have we are developing on land that is allocated to future industrial allocation. Um, and we've sought, you know, we have maximised the amount of development on on on that land. We would disagree with the characterization that, um, our proposal will devastate, uh, the local nature reserve.

00:46:52:27 - 00:47:14:00

Um, ah, we have done detailed assessment work, set out an environmental statement. Um, and, um, considering those we consider to be the lack of said impacts, plus the proposals for general enhancement. Um, I think we would characterize the position a lot different from those who made submissions this afternoon. Um.

00:47:20:18 - 00:47:51:18

And I think I think, um, just as a final point, um, which is that, um, this scheme, this carbon capture scheme, um, is, um, carbon capture generally has been said by the um, climate change committee to be a necessity, not an option in order for the UK to meet its net zero budgets. Um, and obviously that has global implications. Um, this isn't some kind of small environmental benefit.

00:47:51:20 - 00:48:24:15

The amount of carbon that we are we are capturing is massive, um, particularly within London, but also nationally. Um, the government and, uh, again, the Climate change Committee recognised, um, the need to, um, bring forward decarbonisation of sectors such as energy from waste because it recognises energy from waste plants are still needed. As for MPAC um one. Um, if they're still needed, they should be decarbonising. And that is what, uh, Corrie, the applicant, is seeking to do to meet the government's challenge to the sector.

00:48:24:17 - 00:48:48:16

And I suppose the challenge for the government to ensure that we reach net zero. So I think in some ways we would suggest that our scheme brings great environmental benefit to a UK and global challenge, and in so doing, um actually will lead to enhancements in surrounding green spaces, notwithstanding the small impact of one area of the Local Nature reserve.

00:48:51:24 - 00:49:22:06

Thank you very much. And, uh, that's, uh, now that I've heard from the from from the applicant, uh, it's now time for me to, uh, to close this open floor hearing. Um, but thank you very much for everyone who's made a made a contribution. So I can hear what you have to say about the the proposal. And I'd remind you if you were here at this morning session, uh, if you if you look at the timetable, there is an opportunity to make any, uh, comments in, uh, in writing as well. Um, so I'd also like to thank the assistance of, uh, Mrs.

00:49:22:08 - 00:49:30:27

Norris, Mrs. Allen, Mr. Hurley from the the case team, uh, and also the, uh, the audiovisual company. So thank you very much. And the hearing is now closed.