

Application by Anglian Water Services Limited for an Order Granting Development Consent for the Cambridge Waste Water Treatment Plant Relocation project (Ref: WW010003)

Examining Authority's Note of an Unaccompanied Site Inspection (USI)

Inspection 1: Environs of the application site and wider area - 18 and 19 September 2023

This note is a brief record to inform the Applicant, Interested Parties and any other parties of the actions taken by the Examining Authority (ExA).

The ExA undertook a USI on Monday 18 September 2023 and Tuesday 19 September 2023. The inspections took place by car or on foot, from public roads and public rights of way. The routes were planned having regard to the Applicant's application documents and the USI enabled the ExA to obtain views of, and to become familiar with the application site and surrounding area.

Viewpoint (VP) and photomontage (PM) locations referred to relate to those identified in the Applicant's Landscape and Visual Amenity assessment documents [[APP-047](#), [APP-062](#) and [APP-127](#)].

The ExA may undertake further USIs in due course.

DAY 1 - Monday 18 September 2023

Weather: Sunny in the morning / heavy rain around midday / sunny with some cloud and scattered showers in the afternoon

Visibility: Good (except during heavy rain at which time the ExA paused its USI)

The ExA drove the proposed route for construction traffic (shown on Figure 19.2 [[APP-066](#)]), including during peak hours, observing the nature of the roads, junctions, level crossings and character of the areas it passes through.

The ExA visited VPs 40, 38, 39, 37, 34, 35, 36, 33, 29, 30, 31, 32, 28, 25, 26, 27, 23, 24, 18, 17, 20 and 21, in that order, driving between them and walking along public rights of way to reach them where necessary. The Applicant's PMs 2, 3, 4, 5, 6, and 7 were used to assist with the visualisation of the Proposed Development from the relevant PM locations.

The ExA observed the Waterbeach, Horningsea and Baits Bite Lock Conservation Areas and Biggin Abbey, Eye Hall, Barn to East South East of Eye Hall and Granary to East of Eye Hall listed buildings to gain an appreciation of these designated heritage assets and their settings.

The ExA drove and observed the area around the existing Cambridge Waste Water Treatment Plant.

DAY 2 - Tuesday 19 September 2023

Weather: Overcast and windy, with scattered showers

Visibility: Good

The ExA visited VPs 14, 15, 16, 3, 4, 1, 2, 5, 6, 13, 7, 9, 10, 11, 22 and 19, in that order, driving between them and walking along public rights of way to reach them where necessary (and, in the case of VP16, by visiting Anglesey Abbey Registered Park and Garden). The Applicant's PM 1 was used to assist with the visualisation of the Proposed Development from the PM location.

The ExA attempted to visit VP 12 (a layby along the A14). However, the layby was closed. Nonetheless, the ExA observed views towards the site of the Proposed Development from along the A14 in the vicinity of VP 12.

The ExA notes that due to the development of the area in the vicinity of VP 8, photographs towards the site of the Proposed Development have not been provided by the Applicant. However, the ExA observed views from a footpath near to this location.

The ExA observed the Fen Ditton Conservation Area and Poplar Hall listed building to gain an appreciation of these designated heritage assets and their settings. The ExA also observed Red House Close to gain an appreciation of this non-designated heritage asset and its setting.

End of USI1