



**Central Lincolnshire Local Plan 2012-2036  
Examination**

**MATTER 4: Sustainable Urban Extensions continued  
Issue 4e, Question 37**

**Written Statement**

**Anglian Water Services Ltd**

**October 2016**

**Q37. Policy LP30 requires a detailed odour assessment 'to demonstrate no adverse impact on future residents'. Has consideration been given to the proximity of the South Hykeham Water Recycling Centre? What happens if an odour assessment finds adverse impacts? Could they be satisfactorily mitigated without compromising the delivery of the planned development? To be effective does Policy LP30 need to refer to any necessary mitigation through the design, layout and masterplanning process? What about non-residential occupiers?**

Historically, sewage treatment assets have been sited at a distance from sensitive land uses, in recognition that these are an incompatible use. Our concern is to prevent the encroachment of Anglian Water's assets by sensitive development which could give rise to future amenity loss and impose additional constraints on the operation of our assets.

The proposed South West Quadrant Sustainable Urban Extension (SUE) identified in the Submitted Local Plan is located adjacent to South Hykeham Water Recycling Centre (formerly sewage treatment works) in the ownership of Anglian Water.

Nuisance may be caused by noise, lighting and traffic movements but its most prevalent source will be odours, unavoidably generated by the treatment of sewerage. Where it is proposed to allocate sites within close proximity of the water recycling centres there is a need to consider further the odour impact and the extent to which sensitive development (that which is regularly occupied by people) could be accommodated on the site without having an adverse impact on future residents and/or employees who will be based on the site.

We note that Policy LP30 includes reference to the preparation of an odour assessment for the South West Quadrant site which is welcomed. However it is unclear how the findings of the odour assessment (once prepared) would be considered further as part of the planning application process.

It is therefore suggested that Policy LP30 (South West Quadrant SUE) should be amended as follows:

***'Undertake a detailed odour assessment to demonstrate no adverse impact on future residents and occupants of non residential buildings. To provide evidence to demonstrate that a suitable distance is provided from South Hykeham WRC and sensitive development (buildings which are regularly occupied) as part of the detailed masterplanning of the site.'***