

Rochdale Metropolitan Borough Council
Development Control
Number One Riverside
Smith Street
Rochdale
Lancashire
OL16 1XU

Our ref: SO/2025/124817/01-L01
Your ref: 25/00014/REM
Date: 24 March 2025

FAO: Nick Brookman

ENABLING WORKS TO FACILITATE THE INSTALLATION OF A PRIMARY SUBSTATION FOLLOWING THE APPROVAL OF PLANNING APPLICATION 16/01399/HYBR COMPRISING OF BULK EARTHWORKS, REMOVAL OF INERT MATERIAL, DIVERSION OF SURFACE WATER DRAINS AND ALTERATIONS TO CULVERTS AND WATERCOURSES.

LAND BOUND BY MANCHESTER ROAD, HARESHILL ROAD AND PILSWORTH ROAD, WEST OF JUNCTION 19 OF THE M62, ROCHDALE

Thank you for consulting the Environment Agency (EA) on the above application.

Environment Agency Position

The EA has no objections, in principle, to the submission of Reserved Matters under 25/00014/REM.

We would draw your attention to condition 15 (contamination) attached to 16/01399/HYBR, whereby following an appropriate assessment on contamination risks and where unacceptable risks are identified, a preferred remedial approach will be proposed and, following approval from the Local Planning Authority, implemented prior to the commencement of development (understood to be plot / phase specific).

We advise this planning condition is satisfactorily addressed prior to the commencement of works and the EA's advice sought, where required, from a 'controlled waters' perspective.

Advice to Applicant – Waste Management

We note the proposals involve the 'removal of excess or unsuitable materials' according to the Cover Letter by Asteer Planning (ref. 0355), dated 20th December 2024. The developer must apply the waste hierarchy as a priority order of prevention, re-use, recycling before considering other recovery or disposal options.

Government guidance on the waste hierarchy in England can be found here:

https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/69403/pb13530-waste-hierarchy-guidance.pdf

Site Waste Management Plans (SWMP) are no longer a legal requirement, however, in terms of meeting the objectives of the waste hierarchy and your duty of care, they are a useful tool and considered to be best practice.

Where a development involves any significant construction or related activities, we would recommend using a management and reporting system to minimise and track the fate of construction wastes, such as that set out in PAS402: 2013, or an appropriate equivalent assurance methodology. This should ensure that any waste contractors employed are suitably responsible in ensuring waste only goes to legitimate destinations.

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Should you have any queries on the contents of this letter, then please contact spplanning.rfh@environment-agency.gov.uk.

Yours faithfully

Anne-Marie McHugh
Planning Advisor

Direct e-mail anne-marie.mchugh@environment-agency.gov.uk