

MEMBERS' BULLETIN

Thursday, 20 July 2023/Issue No. 2023/29

- LICENSING ACT 2003 – CONSULTATION ON REVIEW OF STATEMENT OF LICENSING POLICY (*page 4/5*)
- GROUND INVESTIGATION WORKS RELATING TO THE NORWICH TO TILBURY PROJECT (*Appendix 2*)

For enquiries regarding The Members Bulletin, please call 01268 207934
The Basildon Centre, St Martin's Square, Basildon, Essex SS14 1DL

MEETINGS LIST

**This is a list of meetings to be attended by Councillors.
Please note that meetings marked with an asterisk are
not open to the public.**

Week Commencing 24th July 2023

	COMMITTEE, CONFERENCE, ETC	VENUE	TIME
Mon 24	Conservative Group Meeting*	St. George's Suite	8.00pm
Tue 25	Licensing Act 2003 Sub-Committee	St. George's Suite	10.00am
	Scrutiny Committee (Place)	St. George's Suite	7.00pm
Wed 26	Staffing and General Purposes Committee	Gloucester Park Room	6.00pm
	Planning Committee	St. George's Suite	7.00pm
Thur 27	Scrutiny Committee (People)	St. George's Suite	7.00pm
Fri 28			

Week Commencing 31st July 2023

	COMMITTEE, CONFERENCE, ETC	VENUE	TIME
Mon 31	Labour Group Meeting*	Labour Group Room	7.30pm
	Conservative Group Meeting*	St. George's Suite	8.00pm
Tue 01	NO MEETINGS		
Wed 02			
Thur 03			
Fri 04			

Week Commencing 7th August 2023

	COMMITTEE, CONFERENCE, ETC	VENUE	TIME
Mon 07	Conservative Group Meeting*	St. George's Suite	8.00pm
Tue 08	Licensing Act 2003 Sub-Committee	St. George's Suite	11.00am
	Miscellaneous Licensing Sub-Committee	St. George's Suite	1.00pm
Wed 09	Planning Committee	St. George's Suite	7.00pm
Thur 10			
Fri 11			

Week Commencing 14th August 2023

	COMMITTEE, CONFERENCE, ETC	VENUE	TIME
Mon 14	Labour Group Meeting*	Labour Group Room	7.30pm
	Conservative Group Meeting*	St. George's Suite	8.00pm
Tue 15	NO MEETINGS		
Wed 16			
Thur 17			
Fri 18			

(Please note that these lists are correct at the time of being printed and do not take account of any subsequent changes to the diary.)

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LOCAL COUNCIL MEETINGS

Here are the links to all local council meetings:

https://www.billericaytowncouncil.gov.uk/Schedule_of_Meetings_9828.aspx

<https://e-voice.org.uk/bgnb-parishcouncil>

http://www.greatbursteadsouthgreen-vc.gov.uk/Meetings_28861.aspx

<https://e-voice.org.uk/lbpc/>

<https://e-voice.org.uk/noakbridgepc/meetings/>

<https://ramsdenbellhouseparishcouncil.co.uk>

<https://www.ramsdencrayspc.org.uk/>

www.shotgatepc.org.uk

www.wickfordtowncouncil.gov.uk

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CIVIC EVENTS

Saturday 22nd July	BSBS - Inspiration Evening Dinner	Stock Brook Manor
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MEMBER EVENTS

Saturday 29 th July	Basildon & Pitsea Carnival	Northlands Park, Pitsea
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SPECIAL NOTICES

LICENSING ACT 2003 CONSULTATION ON REVIEW OF STATEMENT OF LICENSING POLICY

Basildon Council would like to invite you to participate in the review of the Council's Statement of Licensing Policy under the Licensing Act 2003.

The Licensing Act 2003, requires the Council to determine and publish, every five years, its policy for the exercise of its licensing functions,

The Act requires the Council to consult widely on the reviewed policy with businesses/organisations that may be affected by decisions taken against the policy within the Basildon Borough Council area.

The draft policy will be available on the Basildon Borough Council's website https://www.basildon.gov.uk/licensing_consultation and the Council welcomes comments on the draft proposals in writing by completing the online survey, by email or by letter. We would welcome your comments by **25th August 2023**.

To complete the online survey please use the link below or scan the QR code below.

<https://forms.office.com/e/rYFGRsJRdY>

Review of the Council's Statement
of Licensing Act 2003 Policy -
Consultation Survey



Alternatively you can send us your comments on the draft licensing policies by letter to:

The Senior Licensing Officer
Licensing Team
Basildon Borough Council
The Basildon Centre
St. Martins Square
Basildon, Essex
SS14 1DL

Or by email to licensing@basildon.gov.uk

The results of the consultation will be reported back to the Licensing Committee for appraisal and appropriate amendments before the final draft of the policy is presented to Basildon Full Council for formal adoption.

Following the consultation, Basildon Council will prepare and publish a revised Licensing Act 2003 policy for the next five years from January 2024.

If you require further advice on the consultation process, please do not hesitate to contact the Licensing Team on 01268 206925.

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CABINET MEMBER DECISION RECORDS

Below is a list of CMDRs published this week

CMDR No.	CMDR Subject	Cabinet Member	Date Published

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GENERAL INFORMATION

ROADWORKS

For detailed information regarding Roadworks in your Ward, go to:-

www.roadworks.org

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BUS TIMETABLE CHANGES

For up to date information on changes to bus timetables within the Essex area, go to the link below and sign up to the Essex County Council's Transport and Travel Update Electronic Newsletter, which includes the contents of Bus Passenger News, as well as Travel News, Offers and other information.

<http://www.essexhighways.org/Transport-and-Roads/Getting-Around/Bus/Bus-timetable-changes.aspx>

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WARD RELATED INFORMATION

The following sections provide information on planning applications and other Ward specific information which will be of interest to Members in their community leadership role. Members are reminded that further details on planning applications can be viewed on the Public Access for Planning pages of the Council's web-site, <http://planning.basildon.gov.uk/PublicAccess>. This includes associated documents, case officer details and the expiry date for consultations. Any written comments submitted by Members in respect of specific applications will be taken into consideration as part of the decision making process.

All letters received in response to the Council's consultations on planning applications are available for viewing by Members by contacting the Planning Technical Support Team on 01268 207968 or 01268 208241.

LICENSING APPLICATIONS

None

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BILLERICAY EAST WARD

Planning Applications Submitted:

APPLICATION NO.	ADDRESS	DESCRIPTION
23/00883/FULL	9 Goldcrest Drive Billericay	Single storey lean-to shed attached to side of existing detached garage for domestic storage use
23/00926/TPOBAS	6 St James Mews Billericay	TPO: Fell Walnut Tree - TPO/21/93 (T3), Crown reduction Sycamore by one third. TPO/9/93.

APPLICATION NO.	ADDRESS	DESCRIPTION

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Planning Applications Decided:

APPLICATION NO.	ADDRESS	DESCRIPTION	DECISION
23/00457/FULL	35 Chantry Way Billericay	Two storey side and front extension, single storey rear extension. Hip to gable roof extension and loft conversion with rear dormer.	Refused
23/00672/FULL	23 Balmoral Close Billericay	First floor front and single storey rear extension	Refused
23/00674/PACU	20 Chapel Street Billericay	Notification for prior approval change of use from Class E (commercial, business and service) to Class C3 (residential) comprising 2 x flats	Prior Approval Approved
23/00716/COND	The Stable Billericay Dental Surgery	Application for approval of details reserved by condition 3 (proposed new timber windows and doors to be used), and condition 4 (rooflights) of consent reference 20/01668/FULL.	Granted

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BILLERICAY WEST WARD

Planning Applications Submitted:

None

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Planning Applications Decided:

APPLICATION NO.	ADDRESS	DESCRIPTION	DECISION
23/00618/FULL	17 Rear Of Radford Way	Office conversion to a bedsit residential unit	Refused
23/00658/FULL	5 Bluebell Wood Billericay	Two storey front, side and rear extensions with dormers and roof extension	Granted
23/00678/FULL	41 Stock Road Billericay	Single storey rear extension and detached single storey outbuilding	Granted
23/00695/FULL	35 Hillhouse Drive Billericay	Proposed raising front gable and extending roof to side to form larger attic room.	Granted

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BURSTEAD WARD

Planning Applications Submitted:

APPLICATION NO.	ADDRESS	DESCRIPTION
23/00928/FULL	95 Tyelands Billericay	Demolition of existing garage, new front porch, extension to existing front dormer, single storey rear extension, part first floor rear extension and part two storey side extension, and enclosing of existing car port to form new garage along with an extended dropped kerb crossover onto Tyelands

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Planning Applications Decided:

APPLICATION NO.	ADDRESS	DESCRIPTION	DECISION
23/00675/FULL	60 Second Avenue Billericay	Single storey rear extension	Granted
23/00681/PACU	Little Burstead Farm Shop Tye Common Road	Prior approval application for a proposed change of use of two agricultural buildings for use as a day nursery (Class E(f)) of The	Prior Approval Approved

APPLICATION NO.	ADDRESS	DESCRIPTION	DECISION
		Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) - Schedule 2, Part 3, Class R.	

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CROUCH WARD

Planning Applications Submitted:

APPLICATION NO.	ADDRESS	DESCRIPTION
23/00911/FULL	45 High Road North Laindon	Proposed outbuilding in rear garden.
23/00914/VAR	Malbo Homestead Road	Variation of Condition 2 (approved plans) to revise the appearance of the proposed dwelling, along with internal alterations in relation to planning permission 22/01781/FULL

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Planning Applications Decided:

APPLICATION NO.	ADDRESS	DESCRIPTION	DECISION
23/00837/NMABAS	Libra Church Road	To establish whether changing the screen to the roof terrace facing the adjoining property from timber louvres to glazed screen, can be considered as a non-material amendments to granted consent 21/01585/FULL.	Granted

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FRYERNS WARD

Planning Applications Submitted:

APPLICATION NO.	ADDRESS	DESCRIPTION
23/00913/ABAS	Gilbarco Ltd Crompton Close	Externally illumination signage to new DHL unit

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Planning Applications Decided:

APPLICATION NO.	ADDRESS	DESCRIPTION	DECISION
23/00772/COND	Ghyll Grove Nursing Home Ghyllgrove	Application for approval of details reserved by condition 18 (Natural England licence), approved consent reference 22/01485/FULL.	Granted
23/00788/ABAS	St. Hilary Retail Park Miles Gray Road	Installation of 1 no. internally illuminated totem sign.	Granted

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LAINDON PARK WARD

Planning Applications Submitted:

APPLICATION NO.	ADDRESS	DESCRIPTION
23/00931/FULL	11 Washington Avenue Laindon	Proposed Front dormer and rear roof lights for the conversion of loft space to habitable rooms

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Planning Applications Decided:

None

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LANGDON HILLS WARD

Planning Applications Submitted:

APPLICATION NO.	ADDRESS	DESCRIPTION
23/00852/TPOBAS	Mickle Brow 10 Corona Road	T4 (Fir) of TPO/01/12 to be felled. T1 (Oak) of TPO/01/12 removal of lower branch

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Planning Applications Decided:

None

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LEE CHAPEL NORTH WARD

Planning Applications Submitted:

None

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Planning Applications Decided:

APPLICATION NO.	ADDRESS	DESCRIPTION	DECISION
23/00781/FULL	179 Falstones Basildon	Erection of a detached 3 bed house adjacent 179 Falstones, with associated garden areas, parking and new vehicular crossover.	Granted

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NETHERMAYNE

Planning Applications Submitted:

APPLICATION NO.	ADDRESS	DESCRIPTION
23/00927/FULL	1A Clay Hill Road Basildon	Retention of new boundary wall to

APPLICATION NO.	ADDRESS	DESCRIPTION
		front, including gates and metal railing.

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Planning Applications Decided:

APPLICATION NO.	ADDRESS	DESCRIPTION	DECISION
23/00733/TEL	Land At Codenham Straight	Proposed telecommunications installation: Proposed 15.0m Phase 9 slimline Monopole and associated ancillary works.	Prior Approval Refused

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PITSEA NORTH WEST WARD

Planning Applications Submitted:

None

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Planning Applications Decided:

APPLICATION NO.	ADDRESS	DESCRIPTION	DECISION
23/00705/NMABAS	1 Chalvedon Square Pitsea	To establish whether scaling back size of approved shed can be considered a non-material amendment of granted consent 22/01559/FULL.	Granted

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PITSEA SOUTH EAST WARD

Planning Applications Submitted:

APPLICATION NO.	ADDRESS	DESCRIPTION
23/00790/FULL	62 Pound Lane Bowers Gifford	Conversion of existing bungalow to form chalet style dwelling with side dormer windows.
23/00891/FULL	47 Highlands Road Bowers Gifford	Demolition of the existing rear conservatory and extensions. Erection of part single part double side and rear extension/loft conversion into habitable space incorporating front and rear dormers, change front windows.

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Planning Applications Decided:

APPLICATION NO.	ADDRESS	DESCRIPTION	DECISION
23/00688/FULL	St Marys Cottage Eversley Road	First floor rear extension	Refused
23/00749/COND	Ryedene Cp School Ryedene	Application for approval of details reserved by condition 4 (Cycle Parking), condition 5 (Travel Plan), condition 10 (Secure by design), and condition 13 (Car Parking Management), of consent reference 22/01258/FULL.	Granted

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ST. MARTIN'S WARD

Planning Applications Submitted:

APPLICATION NO.	ADDRESS	DESCRIPTION
23/00831/ABAS	12 Southernhay Basildon	Proposed advertisement to the rear of the building Internally illuminated fascia sign, and projecting logo on rear elevation.

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Planning Applications Decided:

APPLICATION NO.	ADDRESS	DESCRIPTION	DECISION
23/00568/COND	Beech House Nursing Home Brownlow Bend	Application for approval of details reserved by condition 5 (Management Plan), and consent 6 (Security by Design) of consent reference 22/01174/FULL.	Granted

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VANGE WARD

Planning Applications Submitted:

None

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Planning Applications Decided:

None

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WICKFORD CASTLEDON WARD

Planning Applications Submitted:

APPLICATION NO.	ADDRESS	DESCRIPTION
23/00929/COND	Willowdale Centre High Street	Application for approval of details reserved by condition 3 (Colours and materials) of consent reference 15/01028/FULL

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Planning Applications Decided:

APPLICATION NO.	ADDRESS	DESCRIPTION	DECISION
23/00717/FULL	212 Nevendon Road Wickford	Proposed single storey rear extension and new front porch	Granted

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WICKFORD NORTH WARD

Planning Applications Submitted:

None

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Planning Applications Decided:

APPLICATION NO.	ADDRESS	DESCRIPTION	DECISION
23/00548/FULL	14 Hurricane Close Wickford	New Light Industrial/Warehouse Unit	Granted
23/00682/FULL	18 Beauchamps Drive Wickford	Increase in height of bungalow to form a two storey dwellinghouse; single storey side and rear extension and garage extension	Refused

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WICKFORD PARK WARD

Planning Applications Submitted:

None

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Planning Applications Decided:

APPLICATION NO.	ADDRESS	DESCRIPTION	DECISION
23/00652/VAR	Charal Meadow Way	Variation of Condition 6 (Land Contamination - site characterisation), Condition 7	Granted

APPLICATION NO.	ADDRESS	DESCRIPTION	DECISION
		(Land Contamination - site investigation), and Condition 8 (Land Contamination - Submission of Remediation Scheme) of planning consent 20/01147/FULL.	

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LOCAL GOVERNMENT ASSOCIATION WEBSITE

Up to date information on Local Government issues can be found on the following websites:

Local Government Association - www.lga.gov.uk
Direct.gov.uk - what's new - www.direct.gov.uk

BASILDON BOROUGH COUNCIL WEBSITE

The Council's website address is: www.basildon.gov.uk

Councillor Call in form – Planning Committee

All call ins must be made within **28 days** from the date of validation of a planning application (as set out in the Member Bulletin).

I wish to call-in the following application for determination by the Planning Committee.

Application Number:	
Application Site Address:	

My reasons for requesting call-in are as follows. Please tick appropriate box(es):

Impact on neighbouring properties	
Impact on character of the street scene	
Residential amenity	
Car parking	
Highway issues	
Impact on trees and landscaping	
Impact on Listed Building/Conservation Area	
Other reasons (please specify below):	

Name:

Date:

This form should be emailed to the Development Team Manager charles.sweeny@basildon.gov.uk and to the Technical Support Team planning@basildon.gov.uk

If you have not received acknowledgement within 1 working day please contact the Technical Support Team at planning@basildon.gov.uk

OFFICIAL USE ONLY

Authorised: Yes [] No []

Signature of the Chairman of Committee.....

Date signed.....

In calling an application to the Planning Committee the Councillor is not pre-determining the planning application. Rather the Councillor is expressing a legitimate concern about an application and will reach a final conclusion, having considered all of the matters presented at the meeting and being genuinely open to persuasion on the merits of the application when a decision comes to be made by the Committee.

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Appeal Decision

Site visit made on 2 June 2023

by R C Shrimplin MA(Cantab) DipArch RIBA FRTPI FCI Arb MCIL

an Inspector appointed by the Secretary of State

Decision date: 14th July 2023

Appeal Reference: APP/V1505/D/23/3318504

1A Mons Avenue, Billericay, Essex CM11 2HG

- The appeal is made under section 78 of the Town and Country Planning Act 1990 against a refusal to grant planning permission.
 - The appeal is made by Mr C. and Mrs B. Houghton against the decision of Basildon Borough Council.
 - The application (reference 22/01297/FULL, dated 8 September 2022) was refused by notice dated 23 December 2022.
 - The development proposed is described in the application form as follows: "*roof extension to provide first floor accommodation, new entrance to front and general alterations*".
-

Decision

1. The appeal is dismissed.

Main issues

2. The first main issue to be determined in this appeal is the effect of the proposed development on the character and appearance of the surroundings. The second is the effect of the proposed development on the residential amenities of neighbours (whether unacceptable harm would be caused by overbearing appearance or overshadowing or intrusion on privacy).

Reasons

3. Mons Avenue is located in the eastern part of Billericay, in an extensive residential area. In the vicinity of the appeal site, the townscape is characterised by houses that are mainly detached properties, closely built up along the frontages, in a variety of styles but frequently in a "chalet" form. The houses are set back from the roadside, with cars parked on their frontages, and most have relatively large back gardens by modern standards.
4. Number 1A Mons Avenue has been constructed on a smaller plot than most, close to the junction of Mons Avenue and Prince Edward Road. The site appears to have been created by severing the ends of two gardens of houses in Prince Edward Road and inserting an additional dwelling into the original layout.

5. The dwelling at number 1A is a small two-bedroom bungalow, in contrast to its neighbours, and it has a much smaller back garden than others nearby, providing a small area of grass and space for garden paraphernalia. The bungalow is traditionally constructed under a hipped roof and is markedly smaller than its neighbour at number 1, which is a "chalet" with dormers on the front elevation.
6. It is now proposed to construct a first floor (and carry out other alterations) at number 1A, converting the building to create a two-storey house, with a long roof slope on part of the front elevation but providing three bedrooms on the first floor and living rooms on the ground floor. Effectively, a new design would be created.
7. The 'National Planning Policy Framework' emphasises the aim of "achieving well designed places" in the broadest sense (notably at Section 12), while making effective use of land and encouraging economic activity. It is aimed at achieving good design standards generally, by adding to the overall quality of the area and being visually attractive and sympathetic to local character, although it is also recognised that appropriate change may include increased densities. The achievement of good design includes protecting existing residential amenities and providing good standards of accommodation in new development.
8. Policies in the Development Plan also share these planning objectives. In particular, Policy BAS BE12 of the 'Basildon District Local Plan Saved Policies' (dated 2007) contains specific criteria for the assessment of residential extensions that reflect basic planning principles. New development should not cause material harm to the streetscene generally nor to the residential amenities of immediate neighbours.
9. In this case, the finished building, as proposed, would have much in common with other houses in the locality. It would be a two-storey structure but with a low eaves on part of the frontage and a dormer in traditional form on the front roof slope, while the use of cladding would help to integrate the new construction with the existing. On the other hand, the completed building would present a large flank elevation on the north site of the plot, opposite the rear of properties in Prince Edward Road and clearly intrusive in street views.
10. The finished house would be large in relation to its small back garden, but this would not directly harm the visual appearance of the area, in reality, although the site would seem cramped. Nonetheless, the increased volume and visually intrusive side elevation would have an undesirable impact on the character and appearance of the surroundings.
11. Moreover, the new construction would have a very detrimental effect on the outlook from the rear of properties in Prince Edward Road. The northern flank wall of the house would dominate their back gardens and would seriously intrude on the outlook from the houses. In addition, it would clearly overshadow the back gardens which lie to the north of the appeal site. Hence, I am convinced that serious and unacceptable harm would be caused to the residential amenities of the neighbours.
12. A concern has also been raised about the potential of the proposed extensions to cause unacceptable overlooking to adjoining properties. Even so, the

existing layout inevitably causes a degree of overlooking between properties, especially in relation to the garden at number 1A Mons Avenue itself. I am not persuaded that the impact of the proposals on privacy would justify a refusal of planning permission in this instance, therefore.

13. Evidently, the appeal site lies within an established urban area, which is “sustainable” in planning terms, and the proposed development would make a useful addition to the existing housing stock in the Borough, in spite of the relatively small garden size. Nevertheless, I am convinced that the harm that would be done to the character and appearance of the surroundings and to the residential amenities of neighbours outweighs the benefits of the project.
14. Hence, I have concluded that the scheme before me would conflict with both national and local planning policies (including the Development Plan) and that it ought not to be allowed. Although I have considered all the matters that have been raised in the representations, I have found nothing to cause me to alter my decision.

Roger C. Shrimplin

INSPECTOR

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To Basildon Borough Council via email to:

Charles Sweeny, Development Management Manager
Charles.Sweeny@basildon.gov.uk

Robert Davy, Principal Planner
Robert.Davy@basildon.gov.uk

www.nationalgrid.com

13th July 2023

Dear Charles, Robert,

GROUND INVESTIGATION WORKS RELATING TO THE NORWICH TO TILBURY PROJECT

National Grid are writing to notify you of our intention to undertake ground investigation (GI) work at a number of locations along the length of the proposed Norwich to Tilbury Project later this summer.

This work will provide the Project team with information on the ground conditions in the vicinity of the 2023 preferred draft alignment and help us further refine the design of the Project.

BACKGROUND

National Grid is currently developing proposals to reinforce the high voltage power network in East Anglia between the existing substations at Norwich Main in Norfolk, Bramford in Suffolk and Tilbury in Essex, as well as to connect new offshore wind generation into a new substation on the Tendring Peninsula.

The current Norwich to Tilbury Project (the Project) is predominantly an overhead line (including pylons and conductors), along with sections of underground cabling, including through the Dedham Vale Area of Outstanding Natural Beauty, and a new 400 kV connection substation on the Tendring Peninsula.

Works would be required at the existing 400 kV substations at Norwich, Bramford and Tilbury. Cable sealing end (CSE) compounds would be required to connect sections of underground cable with the overhead lines.

PROPOSED WORKS

To inform the Project, a number of preliminary surveys will need to be carried out, including GI works requiring temporary boreholes, trial pits and Dynamic Cone Penetration (DCP) testing. The purpose of the works is to gather information and data on the ground conditions within the potential Project area, which will help to refine the design and option selection process.

Description of GI works

The GI works proposed are described below.

1. Boreholes:

- The proposed boreholes are a common form of ground investigation work and are typical of the type used in association with ground investigations required to inform the planning of development projects of many different types. These will involve the use of drilling rigs, which will be towed into position by a four-wheel drive vehicle or tracked to the proposed location.
- The approximate height of the drilling rigs would typically be 6.5 m.
- The approximate diameter of each borehole would typically range from 150- 300 mm. An increase in diameter can occur for special requirements.
- The approximate borehole depth is expected to be up to 30 m below ground level (bgl) depending upon the deposits being investigated and the nature of the works proposed in the area.
- The drilling activity would take approximately 2-4 days at each location.
- Groundwater monitoring/equipment will be installed in each borehole. A metal cover will be concreted in and a marker post installed. The installation can be fenced off from livestock where required for an area up to 1 m x 1m. The monitoring equipment would be temporarily left in situ for each monitoring borehole. These will be monitored every three months.
- Following completion of the monitoring period, any fencing that has been installed will be removed, the monitoring equipment will be decommissioned in line with standard guidance and the land restored, with any surface features reinstated.

2. Trial Pit and Dynamic Cone Penetration Testing:

- Trial pits will be approximately 0.8 m wide, up to 3-4 m long and 3 m deep.
- A two-person digging crew will be required. The pits will be logged by an engineer and samples will be recovered for laboratory testing.
- DCP testing will be undertaken within the excavated trial pit to provide in-situ measurements of the bearing strength of the ground to depths of around 1.0 m bgl. The instrument comprises an 8 kg weight that is repeatedly dropped through 575 mm driving a 20 mm diameter cone. The results can be empirically correlated to provide CBR values for road design. Two operators are required to perform the test. The equipment can be moved in a small vehicle or in a wheelbarrow.

Each trial pit can be back-filled and the ground restored following completion of the DCP testing on the same day.

Location of the proposed works and potential impacts

The expected locations of the proposed GI works within the Council's administrative area are identified on the enclosed plan. Agreements with the respective landowners will be in place before works commence and we have recently written to those affected landowners.

An approximate temporary working area of 20 m x 20 m is envisaged for each of the borehole locations, to include all plant, equipment and materials required to complete the exploratory hole.

An approximate temporary working area of 5 m x 5 m is envisaged for each of the trial pit locations (to include the DCP testing) and include all plant, equipment and materials required to complete the exploratory pit.

The proposed locations of the works have been sited to avoid Flood Zone 2 or 3 where possible and to avoid likely impacts on ecological and archaeological interests. None of the boreholes or access route locations are sited within 8 m of a main river, therefore no Flood Risk Activity Permitting will be required. The works also fall outside of any Sites of Special Scientific Interest (SSSI).

A walkover of the sites (mid-July 2023) with the GI contractor will be undertaken with an ecologist to determine any constraints or opportunities to micro site and avoid impacts. Where this has not been possible, specific working methods will be employed during the GI such as, Ecological Clerk of Works.

The impact from each borehole is very small, approximately 150-300 mm in diameter, therefore the risk of any significant impact to archaeology is considered very low. In addition, the majority of the borehole locations have been sited in areas where there is no known evidence for archaeology. Therefore, it is not considered that an archaeologist is required to be present during these works. The borehole logs will be used to inform the understanding of geoarchaeological/palaeoenvironmental potential.

The locations of the proposed trial pits will be assessed against the known archaeological record. Where a trial pit location coincides with a non-designated heritage asset of potentially medium or high value an alternative location for the trial pit might be considered. If a new location is not feasible, it will be necessary to archaeologically monitor the excavation of the trial pit. Any archaeological fieldwork relating to the trial pits will be carried out under the terms of a WSI, the scope of which will be agreed with the appropriate Planning/County Archaeologist.

Duration of the works

National Grid aims to begin the GI works in late August 2023 and undertake in a linear fashion, until August 2024.

The monitoring boreholes will be accessed by the ground investigation contractor engineers once every three months. Once monitoring has finished, all boreholes will be capped and restored. It is anticipated to take between two to four weeks to decommission all the boreholes.

Each trial pit can be excavated, backfilled and the land restored the same day.

DCP testing will take only a few minutes per test and will be undertaken between October 2023 to August 2024.

Restoration

Following completion of each borehole and trial pit, the land will be restored. This will involve backfilling to restore the land to the previous level and restoration of any surface features. There will be no mixing of topsoil and subsoil, or mixing of soils with other materials, ensuring the soil profile (and land quality) is reinstated as close to its original condition as possible.

In accordance with the Environment Agency's '*Good practice for decommissioning redundant boreholes and wells*' (October 2012), to avoid the risk of uneven backfilling potentially resulting in the presence of voids/ settlement and creation of new preferential groundwater pathways, all boreholes will be backfilled with bentonite pellets (a type of clay pellet that is typically used for restoration of boreholes) to c. 1m from below ground level with the top c. 1m restored with the excavated topsoil and subsoils, replaced in the sequence in which they were removed returning the land to its previous condition. The monitoring equipment consists of a plastic pipe that will be cut at approximately 1m below ground level and removed, with the casing below this left in situ and backfilled with bentonite pellets. This would minimise levels of disturbance (ground disturbance and noise) associated with the complete removal of the plastic pipe. This is standard methodology for ground investigation borehole works that are frequently undertaken across the country without the need for express planning permission.

PLANNING CONSENTING APPROACH

National Grid intends to undertake the GI activities described in this letter using 'permitted development' rights set out by the Town and Country Planning (General Permitted Development) (England) Order 2015 (the GPDO 2015) as described below.

Boreholes

The installation of each of the proposed boreholes would fall under Schedule 2, Part 15, Class B (c) of the GPDO 2015 relates to electricity undertakings and permits development for:

"PART 15

Power related development

[...]

Class B – Electricity Undertakings

Development by statutory undertakers for the generation, transmission, distribution or supply of electricity for the purposes of their undertaking consisting of—

[...]

(c) the sinking of boreholes to ascertain the nature of the subsoil and the installation of any plant or machinery reasonably necessary in connection with such boreholes;.

[...]"

Paragraph B.2 (Conditions) of Part 15 of the GPDO 2015 states that, in the case of any Class B(c) development, development is subject to the following condition:

"on the completion of that development, or at the end of a period of 6 months from the beginning of that development (whichever is the sooner) any plant or machinery installed is removed and the land is restored as soon as reasonably practicable to its condition before the development took place".

Trial Pits and DCP Testing

Each trial pit and DCP would meet the definition of 'permitted development' under Schedule 2, Part 4, Class B of the GPDO 2015, which states:

"PART 4

Temporary buildings and uses

[...]

Class B – temporary use of land

Permitted development

B. The use of any land for any purpose for not more than 28 days in total in any calendar year...

...and the provision on the land of any moveable structure for the purposes of the permitted use."

The DCP testing takes only minutes to be carried out in each location, in accordance with the requirements of Schedule 2, Part 4, Class B (b).

CONCLUSION

We trust the information provided by this letter and the enclosed plans is useful and enables the proposed GI works to be understood. Please do not hesitate to contact me if you require any further information or wish to discuss the proposed works.

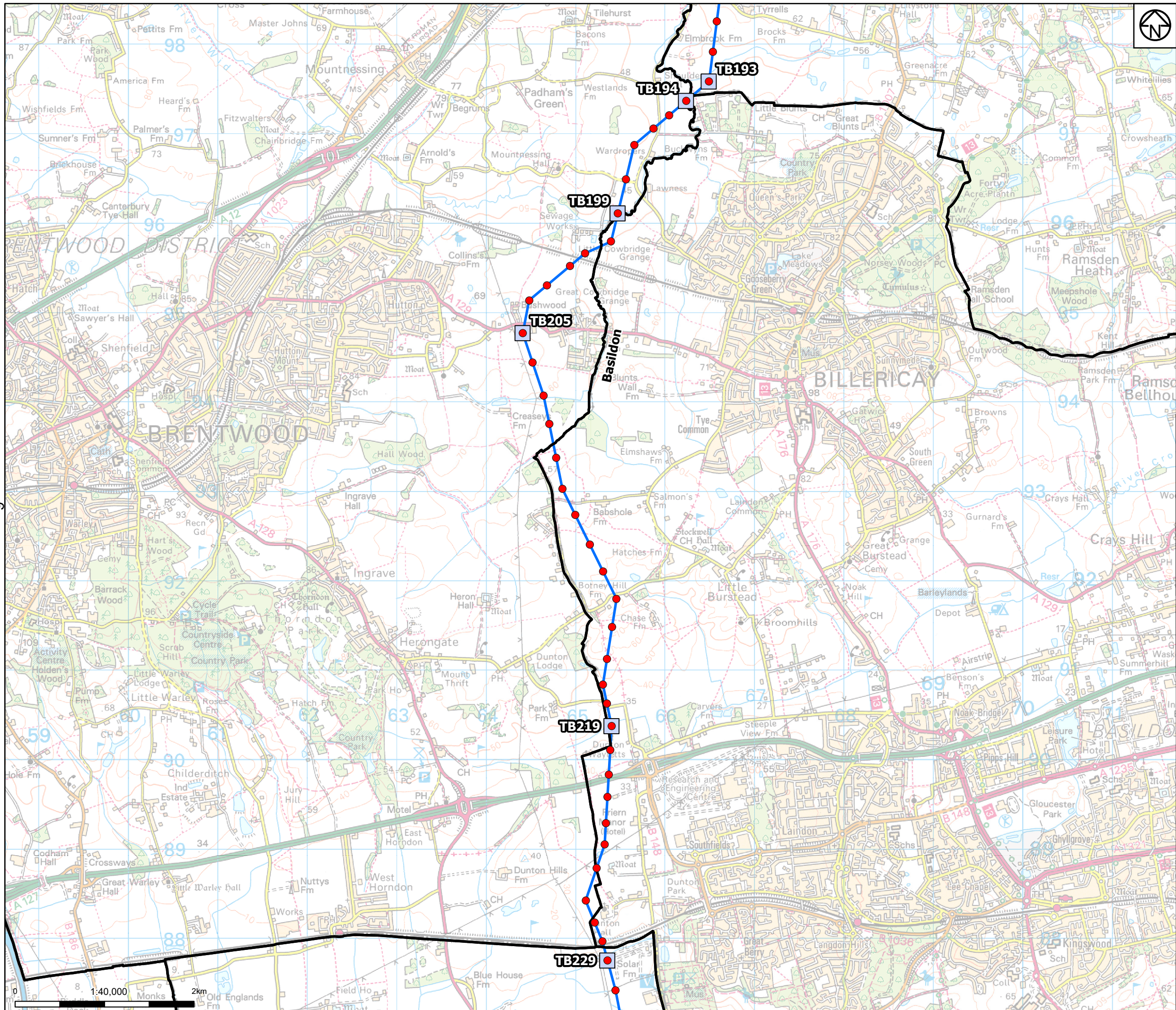
Yours sincerely,



Catrin Owen

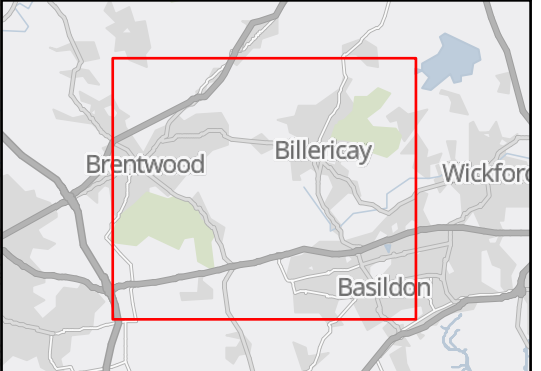
Consents Officer

(on behalf of Simon Pepper, Senior Project Manager Consents)



- Legend**
- 2023 Preferred Draft Alignment Overhead Line
 - Ground Investigation Works
 - Dynamic Cone Penetration - Trial Pit Tower Locations
 - Approximate location of Borehole
 - District Borough Unitary

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Rev	Date	Description	Drawn	Check	Approv
01	05/07/23	INITIAL ISSUE	KF	HG	HM

PROJECT:
nationalgrid NORWICH TO
 TILBURY

Title:
**GI Works
 Basildon**

Designed	H. McGinn	Date	05 JUL 23
Drawn	K. Fischer	Date	05 JUL 23
Checked	H. Griffiths	Date	05 JUL 23
Approved	H. McGinn	Date	05 JUL 23
Scale:	1:40,000	Datum:	AOD
Original Size:	A3	Grid:	OS
Suitability Code:	S2	Project Number:	10059280

Suitability Description:
 Suitable for Information

Drawing Number:
 10059280-ARC-EGN-ZZ-DR-ZZ-00080

Revision:
P01