
From: Alex Hayes
Sent: 14 May 2025 15:21
To: Development Control
Subject: 508173 Natural England Response 4_25_2097_OF1 The Flaxworks, Mill Building 1, Cleator Mills, CA23 3DU

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Dear Chris,

Thank you for re-consulting Natural England on this application, and apologies for the delay in our response.

Natural England's response from 29th October 2024 (below) still stands and we have no further comments to add.

The development is in close proximity to the River Ehen Site of Special Scientific Interest (SSSI) and Special Area of Conservation (SAC).

A Habitat Regulations Assessment should be produced by your authority in order to properly assess the potential impacts to the River Ehen SAC. As these works are described as a partial refurbishment only, Natural England is satisfied that the methods listed below will be appropriate mitigation for the construction impacts of this development.

Natural England requires a Construction Environmental Management Plan to be produced for this application. Appropriate pollution prevention guideline measures should be incorporated to include materials and machinery storage, biosecurity, and the control and management of noise, fugitive dust, surface water runoff and waste to protect any surface water drains and the SAC from sediment, and pollutants such as fuel and cement.

There must be a 10m buffer strip to the river, and a bund crossing any drainage paths that lead down to the river to prevent any sediment and pollution in surface water run-off from reaching the SAC. All materials and equipment must be stored outside the buffer strip, and there should be a designated concrete mixing / refuelling site outside the buffer strip, with spill kits on site and drip trays used for refuelling.

The issues likely to be relevant during construction and operational phases for development proposals adjacent to watercourses include:

- Potential for direct damage, modification, displacement of and / or disturbance to protected species and riverine / riparian habitat;
- Potential for sediment or other polluting run-off to enter the river, both during the construction period (including earthworks, storage and use of machinery, materials and fuels) and any potential siltation, run-off or other pollution arising from the development in its construction / operational

phase. Any discharge (including foul drainage) and / or run-off / drainage from the site from the site must not lead to a deterioration in water quality in the watercourse;

- Potential for impacts derived from use and / or disturbance of contaminated land;
- Potential for introduction and / or spread of invasive non-native species.

The developer should produce a management plan on how they propose to manage surface water run-off in conditions of heavy rainfall to prevent the pollution of the SAC. If attenuation basins are to be used during the construction phase for the purpose of settling out sediment, the basins and catch pits need to be monitored and maintained following rainfall events to prevent trapped silt from being remobilised. Consideration should also be given to using other emergency mechanisms such as a silt buster. EA discharge consent will be required for discharge to the watercourse during both construction and operational phases.

Kind regards, Alex

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