

Mike Hankin

From: Skinner, Helen <Helen.Skinner@pins.gsi.gov.uk>
Sent: 15 September 2015 11:16
To: Mike Hankin; martinpollard@axisped.co.uk; Chow Kit (CHESTERFIELD ROYAL HOSPITAL NHS FOUNDATION TRUST) [REDACTED]
Subject: FW: Planning Appeal APP/L3055/V/14/3001886

For info

Helen

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From: Raj Singh-Dehal [REDACTED]
Sent: 15 September 2015 10:57
To: Skinner, Helen
Subject: Planning Appeal APP/L3055/V/14/3001886

Dear Sirs

Planning Appeal APP/L3055/V/14/3001886
Development of the Bilsthorpe Energy Centre

Center Parcs owns and operates 5 holiday villages in the UK, one of which is located at Sherwood Forest, Rufford, Newark, Nottinghamshire NG22 9DN (the Holiday Village). Center Parcs employs approximately 7,800 employees of which approximately 1,500 are based at the Holiday Village and a further 250 at our Head Office in New Ollerton, Nottinghamshire. The Holiday Village and Head Office are approximately 2 miles and 4.5 miles (as the crow flies) respectively from the site of the proposed Bilsthorpe Energy Centre. Each year around 400,000 guests come to the Holiday Village.

Center Parcs objects to the planning application in relation to the Bilsthorpe Energy Centre on the following grounds:

1. Harm to local tourism

- 1.1 The area around the proposed site includes Rufford Country Park, Sherwood Pines, the Center Parcs Holiday Village and the Forest Holidays site within close proximity. This area of outstanding natural beauty attracts a large number of local, regional, national and international tourists who come to enjoy the rural, bio-diverse, natural environment and tranquil setting offered within this area. The building of the proposed Energy Centre would create, amongst other issues, a visual eye-sore that would heavily detract from an otherwise very rural landscape and environment;

- 1.2 Visitors to the area would see both the Energy Centre and its associated chimney stacks on the approaches to the area and this would have a detrimental impact to the visual beauty of the area;
- 1.3 The Energy Centre, chimney stacks and associated buildings would not be in keeping with the rural environment nor in keeping with the small scale residential development in the village of Bilsthorpe;
- 1.4 The presence of the Energy Centre would have a detrimental impact on tourist/visitor numbers to the area and this may lead to a loss in jobs within the local communities which will not be off-set by the less than 50 jobs created on the site;
- 1.5 The Sherwood area is a world renowned heritage site. The construction of the Energy Centre in the heart of a world renowned heritage site will cause significant and irreversible harm to Sherwood and its surrounding area and will have a detrimental impact on tourist numbers to the area. The height of the main buildings and chimney stacks would dominate the sky-line in an otherwise rural setting and this would have a negative impact on the local landscape.

2. Traffic volumes

- 2.1 The A614 is a single track road already under significant pressure from local traffic, visitor traffic, local agricultural traffic and HGV movements (both local and otherwise). The addition of a further 112 HGV movements per day would add a significant additional strain to the local road network if the Energy Centre were to become operational. During any construction phase, the HGV movements would also add a significant strain to the local road network;
- 2.2 The junction between Bilsthorpe and the A614 is not designed for high volumes of HGV traffic to leave and join the A614. HGVs leaving and joining the A614 at this junction would create a substantial road safety issue on a section of roadway that is already sadly well known for high levels of road traffic accidents and fatalities.

3. Pollution Risk

- 3.1 Without knowing what raw material will be incinerated at the Energy Centre, there is the risk that the new experimental technology that has been ear-marked for use at the site would not deal with all of the contaminants that would be created through incineration;
- 3.2 There is a real risk that steam and vapour generated from the Energy Centre may contain contaminants that would be released in to the atmosphere and then would ultimately fall to ground within the local vicinity that contains residential dwellings and other holiday/recreational dwellings and thereby posing a risk to human health;
- 3.3 There is a real risk that waste water generated from the Energy Centre may contain contaminants that would enter the local water aquifer and thereby contaminate local water supplies;
- 3.4 The area immediately surrounding the proposed site is used for agriculture and there are concerns that air and ground water pollution from the site will have a detrimental impact on such agricultural land uses. Agriculture is another major employer and contributor to the local economy and anything that jeopardises this sensitive sector is not beneficial to the local community.

4. Local Wildlife

- 4.1 The area around Rufford is a sanctuary for wildlife including waders, little ringed plovers and lapwings. The construction and development of the Energy Centre may have a detrimental and irreversible impact on the biodiversity of the local area.

5. Creation of Jobs

5.1 The planning application states that approximately 46 jobs will be created by the scheme. In the context of the local jobs in the area that rely on tourism and agriculture that would be adversely impacted by the scheme, these 46 jobs will do little to off-set the harm caused;

5.2 Any jobs created will likely be specialist jobs that will not be fulfilled by local residents. The Bilsthorpe Business Park should be reserved for other job creation opportunities for local people.

On the grounds stated above, we would urge you to reject the proposed planning application.

Regards

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