

NOCTON PARISH COUNCIL

Clerk Mrs.D.Green
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Mr.N.Feltham
NKDC Planning Officer
District Council Offices
Kesteven Street
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19th March 2010

Dear Mr.Feltham

Ref: 09/1040/FUL ; Nocton Dairy

Further comments on this application gathered from an Extraordinary Parish Meeting held on March 16th 2010.

Traffic: 1) The parishioners strongly suggest that access/egress should be via Dunston Heath Road as it is closer to the proposed site. Dunston Heath Road is badly in need of upgrading and this could be a condition of any planning consent.

2) A night time limit on the movement of lorries/tankers should be a condition of any planning consent.

Pollution: 3) NKDC are requested to investigate the applicants prosecution for pollution and the administration of illegal drugs.

4) 2000,000 tons of sewage produced annually to be 'digested', 21,000 acres of land to spread it on, 'digesters break down regularly, what safeguards are to be in place?

Light Pollution: 5) The dwellings on the B1 188 are in direct line of the proposed development site, trees should be included in any planning consent.

Noise Pollution: 6) There will be 24hr working machinery, the Environment Agency took decibel readings on the Heath but not the villages, therefore further decibel readings, day and night, need to be taken in the villages.

Planning: 7) Applicants are known for submitting retrospective planning applications.

8) Has NKDC checked that the applicants have any outstanding litigation?

9) In all the plans to the present there is no detail on how the pipe-work is to be installed, why is this and are there to be any such plans?

10) With the proposed development so far away from the processing facilities will the applicants be applying for a bottling unit in 5yrs?

11) Have NKDC informed and consulted the villages on the other side of the proposed site?

12) If this project is given permission, is built and fails, the buildings can be removed, but the acres of concrete will remain. A condition of any planning approval should include that the land be returned to agricultural standard if the project fails.

Security: 13) What would be the outcome if the cattle were let loose?

14) How are NKDC going to ensure that all the regulations are adhered to should this development go ahead?

Environment: 15) Parishioners concerned regarding odour, no assessment has been made.

16) NKDC should ensure a specialists report is made into the slurry storage lagoons.

17) 4million litres of gas emitted by the cows burping. 350 parts per million.

18) There is no mention of a fire risk assessment in the plans, the Fire and Rescue Service should be approached for a report and advice on future fire safety at the site if planning permission is granted.

19) There is no provision on the plans for the storage of any dead animals, there will inevitably be some, even without any major outbreak of disease, how/where will they be stored/disposed of?

20) We live on the edge of a Jurassic ridge, what happens if this is spoiled, and the water courses infected?

Files: 21) Applicants say they will spray any flies, but this will affect other wildlife, the type of spray to be used needs to be specified.

Conclusion: This application appears to contravene every one of NKDC planning conditions.

The parishioners feel that this proposal is of such a scale that it should go to a higher level for consideration.

Yours truly,
D.Green

Clerk to Nocton Parish Council