

**Our ref:** Q220454  
**Your ref:** N/A  
**Email:** lewis.jenkins@quod.com  
**Date:** 22 February 2023



Michael Briginshaw  
Principal Planning Officer  
Strategic and Major Applications Team  
Place Directorate  
Civic Centre (3N)  
Hillingdon Council

By email

Dear Mr Briginshaw,

**Town and Country Planning (Environmental Impact Assessment) Regulations 2017 (As Amended), Regulation 15: Request of an EIA Scoping Opinion from the Local Planning Authority**

**RE: Hillingdon Water Sports Facility and Activity Centre**

This letter requests a formal Scoping Opinion from London Borough of Hillingdon with respect to the scope and methodology of the Environmental Impact Assessment (EIA) in relation to development proposals at Broadwater Lake, Moorhall Road, Harefield, Uxbridge UB9 6PE (the 'Site'). The Site is located wholly/partly within the Mid Colne Valley Site of Special Scientific Interest (SSSI). LBH will also be the applicant for the planning application ('Applicant').

The development proposals are emerging, although detailed planning permission is likely to be sought for the construction of buildings and structures to accommodate sailing/rowing facilities and outdoor activities centres adjacent to Broadwater Lake, including additional car parking, external boat storage and access within the Site ('Development'). The proposals are likely to include modifications to Broadwater Lake to facilitate water-based recreation uses (e.g. sailing and rowing), including some dredging, creation of new land and islands and new habitats. The Broadwater Sailing Club (BSC) which is currently based at Broadwater Lake would remain although its facilities would be relocated elsewhere within the Site as part of the Development. The proposals are to be known as the 'Hillingdon Water Sports Facility and Activity Centre'.

The findings of the EIA will be reported in an Environmental Statement (ES) which will accompany the planning application.

The enclosed Scoping Report provides the requisite information required under Regulation 15 of the Town & Country Planning (Environmental Impact Assessment) Regulations 2017 (as amended), namely:

- A plan sufficient to identify the land;

- A brief description of the nature and purpose of the development and of its possible effects on the environment;
- An explanation of the likely significant effects of the development on the environment; and,
- Such other information or representations as the person making the request may wish to provide or make.

It is noted that, in accordance with Regulation 15 (4), the Council should adopt a Scoping Opinion within five weeks of receipt of this request and we would therefore be grateful if this timescale could be maintained.

We assume that you will seek views on the scope of the EIA from the statutory consultation bodies during this time period. We anticipate that you will also wish to consult with internal officers within your Council and neighboring Councils. Accordingly, we would be grateful if you could confirm to whom you will be sending the Scoping Report.

Should you have any questions or require further copies of the Scoping Report, please do not hesitate to contact me directly.

Yours sincerely



Lewis Jenkins  
Associate

Enc. EIA Scoping Report (February 2023)