



Operational Statement (Including: Site Monitoring and Management Scheme and Pest Control Measures)

Quattro Site Southall, Southall Lane

August 2020

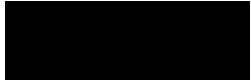
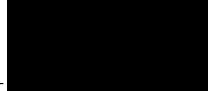
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This document has been prepared and checked in accordance with
 Waterman Group's IMS (BS EN ISO 9001: 2015, BS EN ISO 14001: 2015 and BS EN ISO 45001:2018)

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¹ Also to Firstplan and Ramboll.

Disclaimer

This report has been prepared by Waterman Infrastructure & Environment Limited, with all reasonable skill, care and diligence within the terms of the Contract with the client, incorporation of our General Terms and Condition of Business and taking account of the resources devoted to us by agreement with the client.

We disclaim any responsibility to the client and others in respect of any matters outside the scope of the above.

This report is confidential to the client and we accept no responsibility of whatsoever nature to third parties to whom this report, or any part thereof, is made known. Any such party relies on the report at its own risk.

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1. Introduction

1.1 The brief

Waterman Infrastructure & Environment Limited (“Waterman”) is instructed by Quattro (UK) Ltd (“the applicant” and “the operator”) to assist with the preparation of an Operational Statement. To be submitted to London Borough of Hounslow (LBH)² in support of a planning application to authorise the site “as built with improvements”. The site is on land forming part of the former Western International Market, Southall Lane, Hayes, UB2 5XJ (“the site”).

Permission has been granted (planning permission 01032/E/P44) for the construction and operation of a concrete batching plant (herein “CBP”), and a waste recycling facility for construction and demolition waste (“C&D waste plant”) at the site. For a number of operational and site constraint reasons, some modifications have been made to physical structures and the site layout. From the plans originally designed and approved and a further planning application is to be made. Conditions attached to the original planning permission (19, 20 and 21) respectively required submission of details in respect of a management plan for control of pests and vermin; an Operational Statement; and a Scheme to detail how emissions will be managed and monitored. Full details have been provided within this single document. But it should be read with the submitted revised application drawings and technical assessments. In particular the Acoustic Technical Report, the Air Quality Assessment and the Dust Management Plan (DMP).

1.2 Report scope

The Operational Statement is a requirement of the current planning permission (condition (20)). The Operational Statement describes the site activities, site engineering and infrastructure and management practices in place – in the context of the likely environmental emissions from the activity, and the provision of controls to minimise and manage these. Therefore, this document also seeks to satisfy conditions (19) and (21) of the current planning permission. Relating to environmental emissions and nuisance.

The current planning conditions require:

- condition (19) – a management plan for the control of pests including vermin and birds;
- condition (20) – an Operational Statement; and
- condition (21) – a scheme detailing how emissions will be managed and monitored for the lifetime of the development. Emissions relating to:
 - noise, vibration, dust, litter, vermin, odours, particulates, fire and security; and
 - including an action plan for complaints.

The physical structures and layout amendments that have or will be made on site, which differ from the current approved plans are fully set out at paragraph 3.3 of the accompanying planning statement (Firstplan³).

However principally include:

- relocation of structures away from eastern boundary to allow retention of vegetated / treed area;
- modifications to the design and layout of the CBP;
- modification to the aspect and screening of the waste management building;
- additional screening provided to the north elevation and eastern elevation of the waste output (end of line) buildings and waste operational area;
- additional enclosure and screening of aggregate and waste storage bays; and

² The Local Planning Authority.

³ Planning consultant to Quattro (UK) Ltd.

- installation of new security office, reconfiguring other structures (welfare / office building, weighbridge and weighbridge office, cycle store), reconfiguring parking areas, pedestrian access / walking routes etc.

The Operational Statement has been updated to reflect these amendments. This required changes to:

- the description of site activities, infrastructure and security; and
- the risk profile and control measures for each of the emissions listed above.

Reference documents

The operator holds an environmental permit⁴ (“waste EP”) issued by the Environment Agency (EA) for the waste recycling facility (including C&D waste plant). A series of environmental management plans are in use for the waste recycling facility. These include:

- an Environmental Risk Assessment (ERA)⁵;
- an Odour Management Plan (OMP)⁶; and
- a Fire Prevention Plan (FPP)⁷.

These have been used to inform the relevant sections of this document, and to summarise the control measures in place. The Dust Management Plan⁸ (DMP) also developed in support of the planning application(s) has been used for reference (current planning permission condition 18)⁹.

The site plans used to inform this report include the suite of plans provided by Firstplan and Marks Heeley¹⁰, detailing;

- the site drainage scheme;
- buildings, structures and layout;
- boundary treatments;
- access and traffic routes; and
- technical information e.g. wheel wash provision.

The site layout plan, drainage scheme and boundary treatments plan are included as Appendix A of this document.

Supporting information to be submitted to LBH with the new planning application has also been made available during the development of this document, including;

- Air Quality Assessment; Ramboll (June 2020)
- Flood Risk Assessment; Ramboll (July 2020)
- Drainage Strategy; Marks Heeley (April 2020)
- Acoustic Technical Report; MLM (June 2020)

This report outlines the general operation of the site to ensure any adverse impact on its surroundings and sensitive receptors is minimised. It makes no comment on the technical operation of the CBP and C&D waste plant in connection with Quattro (UK) Ltd’s health, safety, environmental and quality standards and certified written management system(s).

⁴ Reference EA/EPR/GB3803XM/V002 (variation application submitted January 2020).

⁵ Document reference WIE12765-100-R-8-3-1-ERA.

⁶ Document reference WIE12765-100-R-6-2-3-OMP.

⁷ Document reference WIE12765-100-R-5-4-3-FPP.

⁸ Ramboll 1620009167_DMP_3 FINAL JULY 2020 .

⁹ Decision Notice 01032EP44 1801.2018

¹⁰ Civil and structural engineering consultant to Quattro (UK) Ltd.

1.3 Limitations and constraints

The assessment was undertaken in accordance with the scope agreed between Waterman and Quattro (UK) Ltd, as documented in Waterman's fee letters (including WIE12765-100-200227-SO-FeePropOSRev), and with Waterman's standard Terms of Appointment.

The benefit of this report is made to Quattro (UK) Ltd.

Waterman has endeavoured to assess all information provided to them during this investigation. But makes no guarantees or warranties as to the accuracy or completeness of this information.

2. Site description and setting

2.1 The site

The site is located on land forming part of the former Western International Market, Southall Lane, Hayes, UB2 5XJ. It is located to the west of Southall Lane at National Grid Reference 510990, 178560. It is accessed from Southall Lane via a short stretch of shared private road. The site is approximately square, is approximately 1.53 hectares (ha) in area, and is generally level.

The application site accommodates:

A waste recycling facility – including a waste management building with an enclosed waste reception area for incoming waste and the C&D waste plant. Including an enclosed picking station and end of line building external to the waste management building. A yard area (eastern side) with associated recycled material storage bays.

A CBP, with associated cement silos and aggregate storage bays.

Portable office and welfare facilities, weighbridge and weighbridge office. The site is laid to impermeable concrete hardstanding with sealed drainage. With the southern half principally accommodating HGV and car parking.

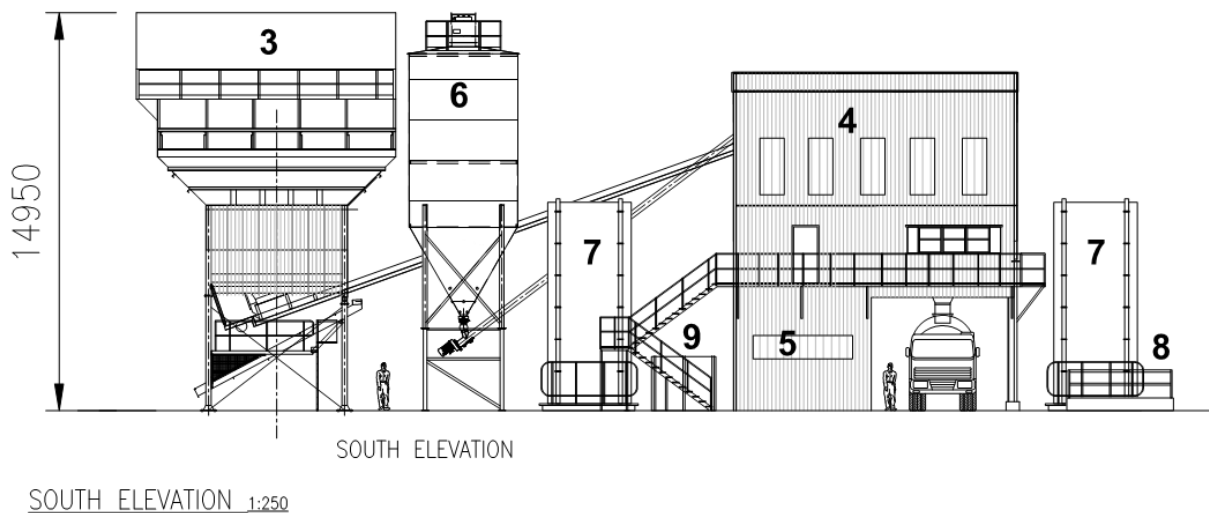
The operator has also provided the Southall Lane site with secure boundary fencing, water supplies, weighbridge, wheel wash and office facilities.

2.2 Site activities

2.2.1 Concrete Batching Plant

The CBP is a bespoke 8m Erie Strayer plant and is used to produce up to 65,000 cubic metres (m³) per year, batching at a rate of up to 140-160m³ of concrete per hour. Figure 1 below shows the components and layout of the CBP from the south elevation. The location of the aggregate feedstock bays can be seen on the site layout plan (Appendix A).

Figure 1: South elevation of the CBP¹¹



LEGEND

- | | |
|------------------------------|---------------|
| ① Ground feed hopper | ⑥ Cement silo |
| ② Radial conveyor | ⑦ Water Tank |
| ③ Overhead aggregate storage | ⑧ Wash area |
| ④ Mixer and loading point | ⑨ Container |
| ⑤ Batch cabin | |

Aggregate feedstock (sand and stone) are fed into the ground feed hopper by a front-end loader. The material is then transferred via a covered radial conveyor up into overhead aggregate storage, referred to as aggregate storage bins¹² (5No. each of 100 tonnes capacity).

Cementitious materials for use in the CBP is be delivered by tanker and discharged into the cement silos (3No. each of 150 tonnes capacity) by a sealed pressurised pipe system.

The aggregate sand and stone is mixed with cementitious material, admixtures and water within a fully enclosed mixer. The mixing process is fully computer controlled. Water is supplied from mains. There is also a water recycling plant on site to treat water from ready mix vehicle washing out activities. The recycled water is stored in a 30,000 litre above ground tank adjacent to the plant (see section 3.1.2).

The wet-batched concrete within the mixer is then discharged into mixer trucks beneath for onward distribution.

All concrete batched is governed by Quality Scheme Ready Mixed Concrete conformity. Which conforms to the requirements of ISO 9001.

A “Part B” environmental permit¹³ (“Part B EP”) is held for the CBP, issued by LBH.

¹¹ Reference Marks Heeley Batching Plant Elevations – H11930-13.2-D.

¹² As per the Defra process guidance note PG 3/01 (12) which refers to aggregate storage bins.

¹³ Permit reference EPR147.

2.2.2 C&D waste plant

Overview of wastes

The site will accept up to 150,000 tonnes of waste per year into the waste recycling facility. This equates to an average of 2,885 tonnes per week. The waste EP (reference GB3803XM) will specify the permitted wastes, using European Waste Catalogue (EWC) codes. In general terms the wastes received will comprise solid, mixed non-hazardous and inert construction, demolition and excavation wastes. Vehicles carrying the wastes to site will typically include vans, skip lorries and tippers. Pre-acceptance procedures are applied. Loads are inspected at the weighbridge on arrival (manually and using CCTV from the weighbridge office).

The mixed wastes will contain on occasion wastes which are considered to be hazardous such as gas cylinders or items of waste electrical and electronic equipment (WEEE) and so on. Such wastes will be considered to be contraries and will be quarantined pending removal from site. Appropriate bins and skips for each of these wastes is provided in the waste recycling facility. (e.g. a 1,000-litre bin is kept in the picking station for battery containing items or WEEE. And a lidded sealed skip is provided for any asbestos containing material¹⁴ encountered).

Overview of C&D waste plant process

Incoming wastes will be tipped in the waste management building. An initial sort will be conducted whereby a mechanical grab will remove wastes unsuitable for processing (either unacceptable wastes as above, or wastes that are too long or big for processing such as lengths of timber, or mattresses). Green waste is removed as far as possible at this stage and stored in the dedicated green waste skip.

The remaining waste will then be processed through the C&D waste plant. This includes screening via trommel to remove fines. A magnet removes ferrous metal and a blower removes light materials. The remaining wastes will pass into the picking station. Staff in the picking station will positively pick different waste types including non-ferrous metal and wood. Dropping the items through the floor into 40 yard skips beneath. Other materials including plastic, paper and cardboard are put into the skips for “general” waste. Which leave site for recovery as refuse derived fuel (RDF). At the end of the conveyor belt, a further blower removes light items too small to pick (e.g. bits of wood). The remaining hardcore drops off a conveyor into the outgoing hardcore bay. The hardcore is the final product.

The picking station building and the enclosure for the end of line (hardcore conveyor) are collectively referred to as the waste output buildings.

Full skips from beneath the picking station will be removed directly from the site, preferentially. Or held for short durations along the eastern side of the site pending collection. Within the waste management building, ferrous metal coming off the C&D plant is held in a skip, lights in cages and trommel fines are held on the floor for loading by bulker for despatch. Bays for hardcore, and bays for wood removed prior to processing are provided, external to the waste management building. Wastes from these bays will be loaded into bulker or tipper trucks for removal from site.

The hardcore recovered is taken off site for crushing / treatment at another Quattro (UK) Ltd facility¹⁵. The non-hazardous waste streams that have been separated are sent for onward recycling or recovery. As far as is possible, or appropriate disposal.

2.2.3 Ancillary activities

Supporting the operation of both the CBP and C&D waste plant are the office and welfare facilities, staff and

¹⁴ Any asbestos encountered is double bagged. Handled only by trained staff provided with the appropriate protective equipment.

¹⁵ Gerrards Cross.

LGV and mobile plant parking, weighbridges (in and out), and a wheel wash. A dust suppression system is fitted around external bays and boundaries where recycled waste or aggregates are stored, and along the C&D waste plant. The dust suppression system(s) are supplied using 8No. 10,000 litre water tanks, located between the northern boundary fence and the sleeper wall behind the C&D waste plant.

The waste management building is fitted with an automated fire detection and suppression system (foam cannon (see section 5.9).

These features have been taken into account, where relevant to traffic management, site security, fire prevention etc.

2.2.4 Hours of operation

CBP

Normal working hours: 07:00 – 18:00 Monday to Saturday (anticipated to cover around 75% of the time).

24h 7 day per week operation is required for the production and despatch of concrete. No aggregate deliveries are required overnight or on Sundays.

C&D waste plant

Waste processing and despatch hours: 07:00 – 18:00 Monday to Saturday.

24h 7 day per week opening for the receipt of waste (special contracts) only.

Access for maintenance (etc.) will be required out of normal operational hours.

2.2.5 Staffing and supervision

Employees on site will be competent, well trained and adequately supervised where necessary. All employees on site will receive a site induction detailing the site's sensitivity, the sites environmental management needs and the expectations on all operatives to help implement control measures set out in various management plans.

Including the DMP for the CBP and for the C&D waste plant. For the waste recycling facility the OMP and FPP apply additionally. As relevant to their roles, site personnel will be made aware of the operating conditions of the facility with copies of the EPs and site-specific environmental management system (including this document) available in the site office.

The number of staff on site will be sufficient to permanently man the site, including the weighbridge, CBP, C&D waste plant, ground operatives and technically competent persons. Out of normal hours when neither the CBP nor C&D waste are needing to operate 24/7, an on site security presence will be provided. This is at least one member of staff. Who is familiar with the operation of the site, will be present on site overnight and at weekends. The staff are also required to regularly patrol the site – this activity is monitored by the use of touch in points across the site to confirm a physical patrol has taken place. Security lighting is also installed.

If the foam cannon installed in the waste management building detonates in the event of a fire. Staff are able to take manual control of the cannon (remotely via CCTV cameras) to direct the spray if necessary.

All CBP staff are fully trained or being trained to achieve a MPQC QCF level 2 Diploma in Processing Operations for the Extractive and Mineral Processing industries also level 2 diploma in Plant Operations

Extractives. Concrete truck mixer drivers are locally trained and hold all the relevant licences required.

All plant operators are certified to the appropriate CITB standard or equivalent. Training records can be found at head office with a training log kept up to date in the site office.

The waste management facility is supervised by the operators technically competent management, provided for the treatment and transfer of non-hazardous waste, as required by the EA.

2.3 Environs and Sensitive Receptors

The site environs in terms of human land-use and environmental considerations have also been described in documents submitted to LBH in support of the planning application(s), which should be referred to for full details.

The site surroundings can be summarised as follows:

- north: large commercial units occupied by Costco and a Virtus¹⁶ Datacentre. With car parking and Hayes Road beyond;
- east: Southall Lane, Airlinks golf course and car park, and David Lloyd sports club;
- south: undeveloped land¹⁷ with M4 beyond; and
- west: the Hounslow Household Waste Recycling Facility (operated by Lampton 360) with Western International Market and A312 road beyond.

Costco prepare food within its unit. Virtus operates servers and offices 24 hours a day with a controlled air environment.

The nearest residential properties are located approximately 230m northeast along Convent Way and Wentworth Road.

The site is also approximately 2.7 km west of Heathrow Airport's north runway – which has been considered as a potential receptor in the event of fire at the site (smoke plumes).

¹⁶ Virtus Hayes Limited.

¹⁷ This land is characterised by grassland and scrub and is designated Metropolitan Green Belt and comprises a 'Safeguarded Minerals Site'.

3. Site Engineering for Pollution Prevention and Control

3.1 Engineered containment and drainage systems

3.1.1 Site drainage

The entire site is covered with a new impermeable concrete hardstanding and a sealed drainage system has been installed.

Surface water from the external yard areas drains across the site surface to a series of silt traps (boxes). Which discharge to the site (surface water) drainage system, comprising of oil interceptor and attenuation tank followed by pumped discharge to Thames Water surface water sewer in Southall Lane. Downstream of the attenuation tank, an isolation valve has been installed to enable the retention of fire water or significant spillage of non-water liquid.

The site drainage system is subject to inspection and maintenance. All inspection and maintenance activities are recorded in the site diary.

There is a separate foul-water drainage connection to a Thames Water foul sewer.

Discharges to sewer

The site drainage system discharges to sewer at 2No. points.

1No. discharge to foul sewer from the site welfare facilities and CBP. This is unconnected to the waste management operation.

1No. discharge to surface water sewer from the waste management activity (external areas only). The drainage system is provided with a series of silt traps, an oil interceptor and attenuation tank.

Oil interceptor

The oil interceptor is inspected regularly (monthly). The interceptor alerts automatically to the weighbridge office before it needs emptying. Which is then booked in with the service provider.

Pumping station

The flow to the surface water sewer is controlled via a pumping station¹⁸.

The drainage system (surface waste water system) is capable of holding 2,700 m³ of water. Within the system, silt boxes and up to 150mm on the site surface. This capacity will be used in an emergency, such as a fire on site. The system will be locked of, at the pumping station, to prevent potentially contaminated fire-fighting water from entering the surface water sewer.

Access to the shut off valve for the drainage system is situated in the staff car park¹⁹. The operation of the shut off valve is checked regularly (at least quarterly) as part of a series of emergency drills and preparedness. The shut off valve is also closed during fuel deliveries (see section 3.4), so its functionality is maintained.

Contained water or spillage will be released only if agreed with Thames Water Utilities Ltd. Otherwise, tankered away under contract for disposal.

¹⁸ Pumping chamber maximum flow rate limited to 3.0 litres / second. In accordance with outflow limit to public surface water sewer – Flood Risk Assessment, Ramboll detailed report ref. UK11-231192.

¹⁹ See drainage scheme (Appendix A of this document).

Silt traps

Water collecting in any of the 5No. silt traps (boxes) on site can be isolated in the event of an incident, any potentially contaminated water (e.g. from fire or spillage) can be removed by tanker. The final discharge from the pumping station to the sewer can also be shut off, to prevent any potentially contaminated water entering the sewer without prior agreement with the sewerage undertaker.

A weekly environmental site inspection (walkover) is conducted. This includes inspection of the silt traps. As required, silt is removed by Quattro staff. Maintenance of the silt traps occurs at least quarterly but more frequently if required (e.g. monthly). Silt is removed from site by Quattro via another of their facilities.

Leachate tank

The drainage from the waste management building (C&D waste plant) is isolated and collected in a tank²⁰. This is not connected to the surface water or foul water drainage systems.

The level in the tank is checked on weekly environmental inspection walkovers. The tank is emptied by tanker for disposal, as required.

3.1.2 CBP water recycling system

Rainwater is harvested from the roofs and surfaces of the CBP. This is collected into a water recycling system via a large tank (30,000 litres) on the side of the CBP. The water is used in the CBP, including for cleaning concrete mixer trucks (see section 4.1.4). It is also used to fill the wheel wash tank, via an underground connection.

Recycled water accounts for 70% of the water used on site. Water is a valuable commodity and the harvested water is an important constituent of the whole process.

3.1.3 Flood risk

A Drainage Strategy and Flood Risk Assessment have been prepared for the site²¹. The site drainage has been designed to accommodate predicted rainfall intensities, including increases. The Flood Risk Assessment accounts for the Grand Union Canal (300m away at closet point). The site is considered not to be at risk from flooding from the canal.

In heavy rainfall events, rainwater would not accumulate on the site surface but travel through the drainage system and be pumped to the receiving sewer. If requested by the sewerage undertaker to alleviate flow into the sewerage system. Water could be retained on site.

Attenuation is sized to store the 1-in-100 year storm event, including allowance for climate change.

Emergency tankering can be employed. The infeed waste pile and treatment process are housed under cover. Flood waters would not enter the building floor due to the site surface falls.

3.2 Buildings and bays

3.2.1 CBP

The aggregate bins on the plant are covered by a roof with an aperture of minimal height between the front wall and roof to allow the covered aggregate conveyor to move between bins. All other elements of the CBP are enclosed until the point of discharge of wet concrete into road vehicles.

²⁰ Kingspan GST040, 4,000 litre tank (leachate tank).

²¹ Submitted with the planning application.

3.2.2 Aggregate storage bays

The CBP includes storage bays to contain aggregate feedstock are roofed and constructed from timber sleepers to rear and sides with L block (concrete) used to form internal bay walls.

The aggregate bays and other enclosing structures are subject to weekly visual inspection with any defects noted and repaired as required. Records of any such defects and actions taken will be recorded in the site diary.

3.2.3 Waste management building

The C&D waste plant is housed in a largely enclosed, roofed waste management building, constructed of concrete walling, steel frame and panelling. It is constructed with concrete slab flooring and concrete base walls to 5m high. The open entranceway into the tipping hall is on the eastern elevation.

3.2.4 C&D waste plant

The plant including conveyor, trommel and fans (to remove initial lights) is situated within the waste management building. The section of the plant external to the waste management building includes the picking station which is fully enclosed. Bays underneath the picking station, which house waste skips are open at one side (at the front / south, facing into the yard). The end of this section is the end of line building, which is enclosed on three sides and roofed. Following removal of any remaining lights, hardcore is discharged into a bay by a covered conveyor.

3.2.5 Waste storage bays

The 4No. bays on the eastern side are walled to 3.5m high and provided with screening up to a height of 7m (5m high concrete wall with 2m metal sheeting above with cranked canopy and automated sprinkler system). The bays are fully enclosed along the eastern side adjacent to the site boundary, and are open fronted. A limit of 3m high waste storage within the bays is maintained to leave 0.5m freeboard. Waste is not allowed to egress the front of the bays.

All bay walls and the base of the waste management building are specified to a fire rating of 120 minutes resistance (heat and radiative).

These management measures ensure the risk of litter and fire spread are minimised. Further details of the site infrastructure and management measures for pollution prevention and control are in section 5 of this document.

3.3 Boundary treatments

The northern and western boundaries are provided with 3.5m high walling – 3m sleeper and steel wall with 500mm concrete stub.

3m high security / rodent fencing runs the length of the southern and eastern boundaries. Additionally: and onto the eastern boundary.

3.3.1 Northern boundary

On the northern boundary. The sleeper and steel wall sits along the back of the enclosures (buildings) for the CBP, waste management building, picking station and end of line building. The boundary of the development is set 8m away from the outer boundary fence. Allowing for a foul sewer easement, and accommodating the 8No. 10,000 litre water tanks, located in this northern strip.

3.3.2 Eastern boundary

The outer boundary fence (adjacent to Southall Lane) is 1.5m high rodent fencing. A vegetated embankment, where the on-site substation is also located, sits between the outer boundary and the boundary of the development on the eastern side. The land is bounded with a number of mature trees running along the full extent of the embankment.

The northern part, within the waste recycling facility also features the enclosures of the end of line building and the screening of the enclosed recycled material stock bays (5m high concrete wall with 2m metal sheeting above with cranked canopy and dust suppression system).

3.3.3 Western boundary

A sleeper and steel wall the length of the western boundary.

Aggregate storage bays have reoriented, so that they are perpendicular to the western boundary. The end wall of the bays provides additional sheltering along the western boundary and divides the CBP from the HGV and plant parking area. These aggregate bays are fitted with a dust suppression system.

3.3.4 Southern boundary

3m high security / rodent fencing runs the length of the southern boundary, and onto the eastern boundary.

New low-level site security offices are provided to southern boundary between welfare office building and internal site access.

The single entrance / exit to the site is in the centre on the southern boundary. The main site access road from Southall Lane (shared with the adjoining Hounslow Household Waste Recycling Facility to the west) adjoins the southern boundary. Vehicular access to the site is located centrally along the southern boundary.

See section 5.7 for further details on rodent deterrent and harbourage.

3.4 Fuel storage

3.4.1 Diesel bowser

A 7,000 litre capacity mobile diesel bowser with integral bunding is stationed on site for use for the re-fuelling of on-site plant vehicles. Designated site operatives are trained to use this equipment. Including the use of the bowser, and in the use of spill kit and the locking off of the site surface water drainage system.

When not in use, the bowser is stationed in a safe, non-trafficked area. The bowser's tap has a lock and is locked when the bowser is not in use. The nozzle cannot be locked on.

The bowser will be visually inspected prior to use, and at least once per week by a site operative. The inspection, any defects identified, and actions taken is recorded in the site diary.

Tanker deliveries

The bowser is refilled by tanker. The site surface water drainage system lock off (valve) will be activated during fuel deliveries. Bowser refilling will be supervised by a site operative specifically trained in the use of spill kit and the locking off of the site surface water drainage system. The tanker driver will not be permitted to use a locked on dispensing nozzle, the refilling will be supervised at all times.

3.4.2 Static tanks

There are 2No. static tanks containing white diesel (27,000 litres and 25,000 litres). The tanks are double skinned. The tanks are positioned along the wall of the LGV and mobile plant parking area, parallel with the weighbridge(s). They are provided with a protective barrier against vehicle collision.

The tanks are subject to inspection and routine integrity testing (every 6 months).

Spill kits are provided and a spillage procedure is in place (see section 5.2).

3.4.3 CBP admixture storage

Several plastic integrally bunded storage tanks are used to store liquid admixtures. The tanks are located to the north of the water tank associated with the CBP and so are at negligible risk of damage from mobile plant or road vehicles. As for fuel, the following precautions are taken.

The tanks are visually inspected at least once per week by a site operative. This inspection, any defects identified and actions taken will be recorded in the site diary.

The tanks are replenished by tanker. The site surface water drainage system lock off will be activated during admixture deliveries. Tank refilling will be supervised by a site operative specifically trained in the use of the tanks (to enable level checking to prevent overfilling), spill kit and the locking off of the site surface water drainage system. The tanker driver will not be permitted to use a locked on dispensing nozzle. The refilling will be supervised at all times.

Spill kit appropriate to deal with spills of admixtures is located adjacent to the tanks. Admixtures are dispensed from the tanks directly to the CBP system rather than from a nozzle and so risk of spillage during use is minimal.

4. Site operations

4.1 CBP

4.1.1 Delivery of raw materials

Aggregates are delivered by tipper truck. All vehicles arriving at the site must stop at the weighbridge and report to the weighbridge office. First time visitors to the site will be inducted at the weighbridge office regarding site operational procedures.

Suppliers will wait on the weighbridge to have the gross weight of the vehicle recorded before being directed to the CBP office to be directed by CBP plant staff either to the aggregate ground feed hopper (preferred option to reduce double handling) or to the aggregate stock bays. Aggregates are transported from the ground feed hopper to the aggregate bins on the plant via covered conveyor. Outgoing vehicles must stop on the weighbridge before leaving the site. Where vehicles are regular visitors to the site, a tare weight is taken and stored for a period of a week thereby enabling the vehicle to exit the site without weighing out. These vehicles will be re-tared every week.

Similar procedures apply to the delivery of cementitious materials other than these are delivered by tanker which connects by flexible pipe to the relevant silo. Measures to prevent the release of dust during tanker deliveries are addressed in section 5.4 below.

Similar procedures apply to the delivery of liquid admixtures (section 3.4.3 above). All additives, including powdered or fibre admixtures are checked on delivery. The key to the storage area is held by the batching manager. All deliveries are recorded and signed off.

4.1.2 Concrete production

The plant is fully automated using the Alkon batching system which is capable of batching 140-160 m³ of concrete per hour. The control room personnel load the relevant “recipe” into the software which then controls the dispensing of aggregate, cementitious materials, admixtures and water to the mixing vessel. The automation on the plant also monitors high level and high pressure alarms.

4.1.3 Despatch of concrete product

The completed mixture is discharged by gravity in predetermined quantities to the Quattro fleet of ready mix concrete vehicles for delivery to customers. Every load of cement despatched is recorded in the Concrete Plant Inspection and environmental log.

Third party sub-contractors collecting from the site. Receive an induction from the batching manager on their first visit to the site. On each collection they will make contact with the batching manager. Who will check the order and provide instructions, including where to wait and the ordering of vehicles to receive their load.

4.1.4 Concrete mixer truck cleaning

The Quattro fleet of vehicles are washed out at the end of each shift, or if they are to next convey concrete of a different specification to the previous load. A dedicated wash out bay collects the waters and concrete dregs. Vehicle wash water is recycled through the CBP water recycling system (see also section 3.1.2).

4.2 C&D waste plant

4.2.1 Waste Acceptance Procedure

The operator applies the following waste acceptance procedure:

All customers are made aware in advance as to what wastes are acceptable at the site.

All vehicles arriving at the site must stop at the weighbridge and report to the weighbridge office. First time visitors to the site will be inducted at the weighbridge office site regarding site operational procedures.

Customers will wait on the weighbridge to have the gross weight of the vehicle recorded. The driver will provide the waste transfer note to the weighbridge clerk detailing the source location, a description of the waste they are carrying, EWC code along with vehicle registration number along with such further information as necessary to comply with legal “duty of care” requirements²². The weighbridge clerk will visually inspect the load, wherever possible, to ensure an adequate description has been provided.

The type and quantity of waste is recorded, with all tickets recorded and available for inspection during operational hours.

Provided the weighbridge clerk is satisfied with the waste information provided, they will then direct the driver to the waste management building for tipping. An operative in the building will then inspect the load when being tipped to ensure that the waste is visually acceptable.

If the load is suspected of not complying with the site permit (waste EP) prior to tipping, the vehicle will be directed away from the tipping area for further checking and verification. The waste will be checked by the site supervisor. If the situation cannot be resolved then the load will be deemed unsuitable will not be allowed to tip. The vehicle will be turned away and a record made in the site diary. The EA will be made aware of the waste carrier and vehicle registration number.

If a load is found to be unacceptable after tipping, if safe to do so it will be reloaded onto the delivery vehicle, the vehicle will be turned away and a record made in the site diary. The EA will be made aware of the waste carrier and vehicle registration number.

If an unacceptable load cannot be reloaded for whatever reason, it will be isolated in the building for further checking and verification pending its removal from site. If the customer can be identified, they will be contacted to make such arrangements, a record will be made in the site diary. The EA will be made aware of the waste carrier and vehicle registration number.

Outgoing vehicles must stop on the weighbridge before leaving the site. The tare weight will be recorded on the system and a ticket produced with all the relevant details. A copy of this ticket will be issued to the driver/customer and a copy will be sent to the customers head office. The records will be held on site for no more than 48hrs before being sent to the head office for collation and permanent storage.

Where vehicles are regular visitors to the site, a tare weight will be taken and stored for a period of a week thereby enabling the vehicle to exit the site without weighing out. These vehicles will be re-tared every week.

Hazardous / unpermitted waste

The mixed wastes will contain on occasion wastes which are considered to be hazardous such as gas cylinders or items of WEEE and so on. Such wastes will be considered to be contraries. These will be rejected if discovered prior to acceptance or quarantined and removed from site as quickly as possible.

Appropriate quarantine bins are provided for these including a 1,000-litre bin is kept in the picking station for battery containing items or WEEE. A 12-yard skip in the yard for other unwanted items, and a lidded sealed

²² s34 Environmental Protection Act 1990 and reg. 35 Waste (England and Wales) Regulations 2011.

skip is provided for any asbestos containing material encountered. Any gas cylinders will be put aside in a sheltered location separate from these skips.

From household sources, it is possible that hot embers from barbeques, fires or outdoor heaters (chimeneas / wood-burning stoves) could occur in skips of waste. If these are detected on tipping the load and the source of the heat will be spread on the quarantine area and hosed down.

If detected at the weighbridge, water from the wheel wash will be applied to the skip from the hose. The load will be tipped and inspected on the quarantine area.

Information relating to the acceptance, identification and disposal of the material will be recorded in the site diary and copies will be held in the head office.

4.2.2 Waste sorting operations

Wastes received will comprise solid, mixed non-hazardous and inert construction, demolition and excavations wastes. Vehicles carrying the wastes to site will typically include vans, skip lorries and tippers. Pre-acceptance procedures and the waste acceptance procedure (above) are applied. Loads are inspected at the weighbridge on arrival.

All vehicles arriving at site are directed to the waste reception area within the building. Once the waste has been tipped, the material will be inspected and if suitable will be stockpiled.

An initial sort is conducted whereby a mechanical grab will remove wastes unsuitable for processing (either unacceptable wastes as above or wastes that are too long or big for processing such as lengths of timber, or mattresses). Green waste is removed as far as possible at this stage and stored in a dedicated green waste skip.

The remaining waste will then be processed through the C&D waste plant. This includes screening via trommel to remove fines. A magnet removes ferrous metal and a blower removes light materials. The remaining wastes will pass into the picking station. Staff in the picking station will positively pick different waste types including non-ferrous metal and wood. Dropping the items through the floor into 40 yard skips beneath. Other materials including plastic, paper and cardboard are put into the skips for "general" waste. Which leave site for recovery as refuse derived fuel (RDF). At the end of the conveyor belt, a further blower removes light items too small to pick (e.g. bits of wood). The remaining hardcore drops off a covered conveyor into the outgoing hardcore bay.

Full skips from beneath the picking station will be removed directly from the site, preferentially. Or held for short durations along the eastern side of the site pending collection. Within the waste management building, ferrous metal coming off the C&D plant is held in a skip, lights in cages and trommel fines are held on the floor for loading by bulker for despatch. Bays for hardcore, and bays for wood removed prior to processing are provided, external to the waste management building. Wastes from these bays will be loaded into bulker or tipper trucks for removal from site.

4.2.3 Waste storage and dispatch

Wastes sorted into skips or bays will be collected as required throughout the operating day. Skips are removed from under the picking stations immediately when full, if possible. They will be held along the eastern side of the yard area for short periods pending collection if necessary. Skips of loose or light wastes will be netted or sheeted as appropriate.

Waste from bays will be loaded onto collection vehicles with the assistance and supervision of site operatives and plant.

All collection vehicles are operated by contracted, licenced waste carriers. All vehicles weigh in and out via the weighbridge. All relevant duty of care paperwork is kept in the site office and forwarded to head office.

Waste storage times are minimised, as follows.

4.2.4 Waste storage quantities and durations

Table 1²³ below sets out anticipated waste storage quantities and durations.

Table 1: Waste storage quantities and durations

Waste type	Location	Volume / storage method	Storage Duration (typical / maximum)
Mixed non-hazardous (C&D)	Waste management building (incoming waste)	300m ³ total 2No. 150m ³ piles	24h / 3 days
General waste (including plastic, paper, cardboard)	Under picking station	2No. 40-yard skips	7 days / 1 month
Scrap metal; Ferrous Non ferrous	Skip in waste management building Under picking station	1No. 12-yard skip 1No. 40-yard skips	7 days / 1 month
Wood	Under picking station	2No. 40-yard skips	7 days / 1 month
	Bays in yard (eastern area)	3No. bays loose. 80m ³ per bay	
Green waste	Skip in yard (eastern area)	40-yard skip	7 days / 1 month
Incidental waste; (E.g. mattresses, tyres)	Skip in yard (eastern area)	12-yard skip	3 months
Batteries / small WEEE	Lidded bin in picking station	1,000 litre bin	
Asbestos containing waste	Skip in yard (eastern area)	8-yard sealed lidded skip	12 months
Litter / lights	Waste management building Under end of picking station	2No. cages	3 months
Trommel fines	Waste management building	1No. pile 30m ³	24h / 7 days

Limiting the volume of waste stored and the storage duration minimises the potential generation of odour, litter and pests, and the risk of fire from the storage of combustible waste.

4.3 Mobile plant and equipment

The fixed plant and equipment associated with the CBP and C&D waste plant has been described above. In addition, the following mobile plant are used at the site:

Mobile plant on site include:

- 1No. 360° excavator;
- 1No. loading shovel;
- 1No. mini digger;

²³ This table is taken from the FPP (Table 3) for cross reference.

- skip lorry (slave);
- mobile bowser (dust suppression unit); and
- mobile bowser (fuel) (as section 3.4.1).

Start-up checks are conducted by operatives before each use. Plant maintenance and servicing is conducted off site at Quattro's fleet maintenance workshop (Iver). All plant and machinery are maintained according to the manufacturer's recommendations. An independent assessor also regularly inspects all plant on site.

The details relating to each piece of plant and equipment including operating procedures and maintenance schedules are located in the site control office.

Plant are allocated to work either in the waste management area, or on the CBP "clean" operation at any one time. To avoid the spread of waste, and to avoid any contamination of CBP infeed material.

5. Pollution prevention and control

5.1 Weekly environmental site inspection

The site manager conducts daily site walkovers (approximately twice daily).

Environmental considerations are reported by operatives as they arise and actioned.

A weekly environmental site inspection is conducted by the site manager.

This includes fixed assets, infrastructure and equipment used for pollution prevention and control. Including;

- site surfacing and drainage;
- security fencing and boundary treatments;
- odour and dust control mechanisms and related supplies and equipment;
- evidence of pests, scavengers or vermin; and
- follow up on relevant actions / remedial actions from other inspections taken (e.g. maintenance).

The inspections are recorded, and actions transferred to the site diary / as appropriate.

5.2 Spillage Procedure

Leaks and spillages from plant and equipment and plant are controlled by good housekeeping techniques and regular documented maintenance of all plant and equipment.

The site supervisor and selected site staff are trained in the company management systems for the control and remediation of spillages.

5.2.1 Potentially polluting leaks and spills

Spill containment action plan

In the event of spillages or leaks on site, the spill response procedure will be deployed. On site spills can be divided into three categories:

- leaks from plant or equipment including the diesel bowser;
- minor spills – can be quickly contained and cleaned up by on site staff; and
- major spills – require outside assistance and / or end up in the drainage system.

Leaks

Any leaks identified (by any site worker) are to be reported to the site supervisor. The site supervisor will arrange for the appropriate maintenance work to be carried out.

Minor spill

In the event of a minor spill on site, staff will take the following action:

- stop work immediately;
- eliminate any sources of ignition e.g. plant engine;

- if safe to do so, prevent any further spillage;
- notify site management;
- cover any drains/escape routes nearby;
- obtain relevant COSHH Assessment, where appropriate and spill response kit;
- deploy spill response kit;
- place contaminated material in sealed containers and place in storage until appropriate disposal has been arranged; and
- arrange for the site surface water drainage system to be cleaned as required (e.g. silt box excavated).

Following containment and subsequent clean-up / storage, the site supervisor will take the following action:

- log the spill and remedial actions in the site diary;
- investigate the cause of the spill;
- take appropriate action to ensure a similar spill does not occur; and
- replenish used spill kit.

Major spill

In the event of a major spill on site, staff will take the following action:

- stop work immediately;
- eliminate any sources of ignition e.g. plant;
- if safe to do so, prevent any further spillage;
- shut off the site surface water drainage system;
- notify site management;
- cover any drains/escape routes nearby;
- obtain relevant COSHH Assessment, where appropriate and spill response kit;
- deploy spill response kit;
- site manager or their delegate notify surrounding land users if spill is likely to affect their sites;
- contact the emergency response (e.g. London Fire Brigade) for assistance if difficulty experienced; and
- site manager or their delegate notify the EA.

After the incident has been contained, the site drainage system may require cleaning before normal operation resumes e.g. tanker required to empty the oil interceptor or attenuation tank, silt boxes to be excavated etc. Used spill response kit will be contained until appropriate disposal arranged.

Following containment and subsequent clean-up / storage, the site supervisor will take the following action:

- log the spill and remedial actions in the site diary;
- investigate the cause of the spill;
- take appropriate action to ensure a similar spill does not occur; and
- replenish used spill kit.

5.2.2 From CBP liquid admixture storage

The CBP admixture storage tanks and operation have been described at section 3.4.3. above.

Any leaks from the dispensing lines etc. will occur within the structures of the CBP and hence should not impact the outside environment or drainage system. Such leaks will be repaired. In the external environment of the admixture storage area, leaks from the tanks may occur but are considered to be unlikely, minor and major spills could occur during tanker replenishing of admixture. Such spills will be addressed in the same way as fuel spills as above, using spill kits appropriate to the admixture if necessary.

5.2.3 From waste storage

All waste will be received in the waste management building which is weatherproof. Therefore, contaminated rainwater will not be generated from incoming waste storage. The wastes to be accepted may arrive damp / wet, or there may be elements of liquid wastes in the mixed waste (e.g. part used tins of paint). In addition, the building interior will be periodically washed down. Any free flowing liquids within the building will drain to the sealed 4,000 litre underground leachate tank for storage pending removal from site by tanker.

Waste storage in the yard external to the waste management building will be limited to full skips of sorted solid non-hazardous wastes, and the bays constructed on the eastern boundary. The bays are screened, with canopy roofing. Whilst skips are not watertight, they are located primarily in bays underneath the picking station and so covered. It is considered unlikely that contaminated waters will be generated and released to the yard drainage system.

5.3 Control of noise and vibration

The boundary treatments provide mitigation for noise emissions from the site. The proposed construction and operation of the site has been assessed in terms of the likelihood of noise emissions causing adverse amenity impact at the nearest noise sensitive receptors and found to be unlikely to cause exceedances of relevant benchmarks.

The monitoring of noise levels generated by the operation is carried out on a continuous basis under the supervision of the site supervisor. It is their responsibility to identify and control any excessive noise that occurs. Noise monitoring will be undertaken if it is identified that problems are being caused.

The key controls are summarised below:

5.3.1 CBP

The CBP is fully enclosed. Whilst concrete production may occur 24/7 and so ready mix trucks may attend the site overnight, deliveries of raw materials in tipper trucks and tankers will not occur outside normal working hours.

The fabric of the enclosures will be regularly inspected and repaired as required. Records will be made and retained regarding defects and repairs.

All plant and equipment used on the site has been procured to achieve compliance with the Euro- standards for operational noise levels and is maintained such that no excessive noise is produced as part of site operations.

5.3.2 C&D waste plant

Incoming waste reception and mechanical sorting will take place within the waste management building. This building has been constructed with acoustic cladding to the walls and roof to contain the noise of vehicles, plant and equipment operating within.

The waste output buildings are constructed in the same way as the waste management building. The buildings will therefore serve to contain the noise of materials dropping from the sorting belt. The hardcore conveyor is covered.

The boundary walling to the north and east will contain the noise of wastes dropping into skips beneath the picking station, and the noises from manoeuvring of skips, and of front-end loader loading road vehicles to a relevant degree.

Whilst waste deliveries may occur 24/7, waste processing activities will be restricted to normal working hours.

The fabric of the buildings and boundary walls will be regularly inspected and repaired as required. Records will be made and retained regarding defects and repairs.

All plant and equipment used on the site has been procured to achieve compliance with the Euro- standards for operational noise levels and is maintained such that no excessive noise is produced as part of site operations.

5.4 Control of dust, fibres and particulates

A DMP (as referenced in section 1.2 of this document) is in operation at the site. The DMP should be referred to for the detail of the control, monitoring and reporting of dust from both the CBP and C&D waste plant. Below is a summary²⁴ of how the key principles of dust emission controls to prevent, contain and suppress dust are achieved.

The following actions will be taken to avoid and contain dust:

- a 10m bank and vegetated strip has been left on the eastern boundary of the site;
- wet sweeping of the site using a sweeper vehicle;
- cease dust generating operations during high winds in conjunction with dry weather;
- incoming waste sheeted and unloaded in a building;
- screening and sorting is conducted within a building;
- conveyors used to transfer waste are fitted with hoods;
- enclosed CBP aggregate conveyors;
- CBP silos fitted with sensors and alarms to prevent overfilling or pressurising;
- the whole service yard is laid to concrete to permit easy cleaning;
- full enclosure of the C&D waste plant machinery;
- material stock bays to be covered with automatic sprinkler sprays installed on the canopies;
- perimeter wall and cladding installed to a height of approximately 3.5m, with a 5m wall surrounding the waste recycling facility yard area;
- lorries entering and leaving the site are fully enclosed or appropriately sheeted; and
- lorries leaving the site will pass through a wheel washing station fitted with rumble strips.

²⁴ Taken largely from sections 4.2.1, 4.2.2, and 5.3 of the Ramboll DMP.

The following actions will be taken to suppress dust:

- pre-wetting of known dusty material prior to initial handling;
- misting curtains fitted to waste management building;
- water spray fitted to trommel screen;
- water spray fitted to exit of manual picking line;
- automated sprinkler system to edge of material stock bay;
- water spray fitted to boundary wall adjacent to waste processes and CBP along the northern and eastern boundaries; and
- damping of sorted waste stockpile and 40 yard skips using a mobile dust suppression and spray units.

All suppression equipment is well maintained.

All employees will receive training on how to minimise the generation and emission of dust from unloading, sorting, storage, processing loading and delivery operations.

Contingency is made for meteorological conditions such as dry weather and/or high winds, which can result in greater generation

Dust monitoring is conducted as follows:

Visual Dust Monitoring

The site manager, or his/her delegated individual, will conduct a twice daily visual inspection of the site and its surrounds which would last for a minimum of 10 minutes. In addition to a general inspection of the site, careful attention will be paid to the following locations:

- site yard;
- boundary adjacent to neighbouring properties;
- neighbouring properties, especially the Costco car park;
- the access road.

The site manager, or delegated individual, will check the following:

- for signs of visible dust blow off from stockpiles and machinery;
- boundary sprays and other dust mitigation apparatus are operating correctly; and
- evidence of dust deposition on neighbouring buildings, street furniture, stationary cars and road surfaces.

The results of the visual dust monitoring together with the date, time and brief details of the weather and site activities will be recorded on a dust monitoring sheet and included within the site diary.

In addition, a DMII automatic dust monitor has been located on the perimeter of the site adjacent to the main road, which records the concentration of PM10 every hour and also calculates a daily average. The monitor notifies the site manager if the daily average exceeds 50 µg/m³.

The waste EP does not allow any waste consisting mainly of dusts, powder or loose fibre to be accepted.

The complaints handling procedure is in place and would be used for complaints of emissions from either activity on site.

5.5 Mud and debris on the Public Highway

The following actions will reduce the risk of mud and debris associated with the site operations being deposited on the public highway:

- All ground surfaces are impermeable concrete and maintained in good condition.
- The site surface will be regularly inspected for damage (such as potholes, which could collect mud and debris) and repaired as soon as practicable, with records of such findings and actions recorded in the site diary.
- In the event mud and debris attributable to the site are reported or observed on the site access road or adjacent public highway. A road sweeper will be deployed as soon as practicable and no later than 24h after the issue is identified.
- All incoming vehicles are stopped at the weighbridge and the wheels and body checked on arrival and on leaving the site. A wheel wash (tank with hose) is located next to the weighbridge. Incoming and outgoing vehicles will be washed down as required.
- A road sweeper vehicle attends the site daily. The operator maintains an additional dust suppression unit on site and the surface is washed down whenever necessary if dust (which can turn into mud) or mud are present.
- The tipping area within the waste management building and yard areas being used for waste handling (including access routes) are washed down on a daily basis. To reduce mud and debris building up, and the risk of track out from the site.
- A traffic management plan is in place. Delivery / collection vehicles are directed to stay on the access route to the storage area. Deliveries / collections are supervised. The site is arranged to avoid road vehicles tracking through soils and similar.

5.6 Control of litter

The operation of the CBP has negligible potential to lead to the release of litter.

The waste to be accepted by the C&D waste plant will contain materials that can become litter. The primary means of containing such wastes and preventing litter are:

- incoming mixed waste is received within the waste management building;
- light materials that could become litter are contained in a netted cage in the building, when they are separated out using an air blower after trommel screening, and at the end of the line; and
- all vehicles delivering or collecting waste will be sheeted or otherwise contained.

Notwithstanding the above, the site boundary fencing will serve to retain any windblown waste within the site. Daily site inspections including for litter accumulations will be undertaken and routine housekeeping will be undertaken including litter picking.

5.7 Control and Monitoring of birds, vermin and other pests

The waste types to be accepted by the C&D waste plant are unlikely to be attractive to pests, vermin and scavengers however the site could provide harbourage.

5.7.1 Food

The incoming waste pile will typically be processed within 24h, or within days following a weekend or bank

holiday. Such regular disturbance will deter pests and scavengers. In addition, any bags of residual waste from construction site canteens or similar which may contain food will be removed from the incoming waste and disposed of as soon as possible.

The site boundary treatment includes rodent proof fencing on boundaries which are not of solid concrete / timber construction.

The potential for pests, vermin or insects to be present on site will be considered as part of routine site inspections. Should infestation be suspected, appropriate action will be taken, which may include employing a suitable contractor.

5.7.2 Harborage

The design of the waste management building will avoid gaps and so on which could provide hiding or nesting opportunities for pests and scavengers.

The site boundary treatment includes rodent proof fencing on boundaries which are not of solid concrete / timber construction. This includes either side of the heavily vegetated embankment on the eastern side of the site.

The potential for pests, vermin or insects to be present on site will be considered as part of routine site inspections. Should infestation be suspected, appropriate action will be taken, which may include employing a suitable contractor.

For example, if it is noted that birds begin to use the new building roof (waste management building) for loafing, a specialist contractor will be employed to advise on bird deterrents.

5.8 Control of odours

The operation of the CBP has negligible potential to lead to the release of odour. An OMP is in place for the C&D waste plant.

Risk management provisions are summarised below.

5.8.1 C&D waste plant

The facility does not accept putrescible and biodegradable waste streams. Limited quantities of odour generating wastes may be found in the incoming mixed wastes such as green waste, or office / welfare facility wastes from construction sites. Green waste is separated manually prior to processing as far as possible and stored in outside (in a skip).

The waste is not actively crushed or mulched. So waste degradation and odour release are minimised.

The site aims to process incoming wastes within 24h of receipt. Sufficient sorted green waste to fill a 40 yard skip will typically take one month to arise, with full skips removed from site and stored no longer than one month.

If particularly odorous waste (e.g. bags of household rubbish or grass cuttings) is noted in the waste management building, it will be contained and removed at the earliest opportunity.

Sniff testing will be undertaken as part of the routine site inspection along the western, northern and eastern boundary and the findings of the inspection recorded in the site diary.

It is noted there are odour generating activities in the local area. If odours are noted that are reasonably believed to arise offsite, this will be recorded. No other action is required to be taken. If odours arising from

within the site are noted, the site manager will investigate and instigate remedial action with records made in the site diary. Such actions could include removing waste as soon as practicable, informing the waste producer that such wastes are not acceptable and so on.

The floor of the waste management building is designed for easy clean-up with a concrete surface, draining to a sealed below ground tank.

Good housekeeping practices (such as regular cleaning of site surfaces and drainage systems) are employed to prevent build-up of odorous solid or liquid residues.

5.8.2 Drainage

If odour is detected coming from the drains. The site manager will task an operative to inspect the relevant silt box (trap) and drainage. The oil interceptor and pumping station will also be inspected.

If there is a blockage or cleaning is required, or the oil interceptor needs to be emptied. If operatives can perform the required cleaning. This will be done as soon as practicable. The same day if possible. Otherwise, an appropriate contractor will be scheduled to attend. These actions will be recorded in the site diary.

5.9 Fires on site

Burning of waste is not permitted and fire prevention and control are in accordance with the FPP in operation on the site. The FPP is required by the EA as a condition of the waste EP for the C&D waste plant. It has been compiled in line with EA guidance.

The objectives of the FPP, as stated in the relevant EA guidance, are to:

- minimise the likelihood of a fire happening;
- aim for a fire to be extinguished within 4 hours; and
- minimise the spread of fire within the site and to neighbouring site.

The FPP is a detailed document setting out aspects including the following:

5.9.1 Fixed measures

The operator has provided the site with fixed infrastructure and equipment for fire management. Including:

- waste management building protection measures;
 - protection of steel work to reduce the risk of building collapse;
 - an automated detection and suppression system (see foam cannon below);
- building and bay walling, and quarantine space to ensure adequate separation of wastes, to prevent fire spread;
- CCTV with thermal imaging for fire detection;
- on-site water supply, including 8No. 10,000 litre tanks, and the wheel wash tank;
- the site surfacing and drainage system which is designed to hold up to up to 2,700 m³ (2.7 million litres) of fire water. This is ample for any plausible worst-case fire scenario and ensures no potentially contaminated fire-fighting water will escape from the site; and
- security measures including boundary fencing and fulltime staff attendance. To reduce the possibility of fire from arson or vandalism.

Automated system in the waste management building

The operator has installed an automated detection and suppression system in the waste management building. The system includes:

A Foam Monitor (cannon)²⁵ – with 360 degree nominal 40m throw. This has automatic fire detection and will detonate onto a fire detected within zoned areas. The cannon can be manually overridden and operated / directed from the office / security hut using the CCTV system.

The foam used is biodegradable fire-fighting foam (Class A).

The flame detectors used have high dust immunity.

The system gives the advantages of reduced:

- fire size;
- smoke and ash release;
- water usage;
- damage to property; and
- risk to human health and safety.

5.9.2 Operational practices

Operational practices set out in the FPP prevent fires through:

- management of quantities of waste on site and storage times;
- waste acceptance procedures;
- planned preventative maintenance of plant and equipment;
- restrictions on smoking and control of hot works on site;
- site security presence out of working hours; and
- staff training in the requirements of the FPP.

5.9.3 Suppressing and extinguishing fires

To limit the potential size and impact of a fire on site.

If a fire is detected in the waste management building and the foam cannon is detonated. This should knock down the size of the fire, limiting damage and spread until the fire and rescue service can attend.

Staff are provided with the means, and the understanding of procedures, to be able to deal with potential fire scenarios and prevent serious fires from happening. This includes:

- ensuring accessible water supply is available (e.g. mobile bowser and the hose connected to the wheel wash tank);
- access and egress routes are maintained;
- a quarantine area is maintained;
- fire watches have been conducted;
- all actions identified from daily checks are delivered; and

²⁵ Fire Shield Systems – details can be found as an appendix to the FPP.

- emergency action plans exist for all likely fire scenarios such as;
 - skip fire (external);
 - skip fire (under picking station);
 - waste pile fire; and
 - fire in conveyor or other plant.

The fire and rescue service will be called to all serious fires – which cannot be prevented from taking hold or extinguished immediately.

The FPP will be kept up to date for the lifetime of the waste EP.

5.9.4 CBP

The FPP is in place specifically to prevent fires stemming from the risks associated with storing combustible waste. The fire evacuation and response procedures for the CBP are in compliance with other applicable legislation²⁶ and other relevant legislation. And with the company's ISO accredited management system. The CBP is also covered by the site-wide CCTV system linked to the transport / weighbridge offices. Which provides an early warning system.

The CBP is considered within the FPP in terms of the impact of fire on it, and any risk of fire it may pose to the C&D waste plant. Due to the layout of the site. The latter risk is minimal.

The plans in place within the FPP are designed to ensure that any impact of a fire in the waste management area has as little impact on the CBP as possible, and that the CBP could remain operational as far as possible. The contingency plan states:

Access to the C&D waste plant in the event of a fire is structured such that the CBP would remain operational as far as possible. A traffic management plan is in place. An incident requiring the evacuation of the C&D waste plant may require evacuation of the whole site, whilst the fire service is in attendance. As soon as the site is released by the fire service the CBP operation can commence.

The CBP operation would not be affected at all by a small incident (e.g. skip fire).

The C&D waste plant, waste storage, quarantine areas and access are such that the waste management operation is separate from the CBP. The site access, weighbridge, parking and other storage areas would not be affected by an incident in the waste management area.

The waste management operation would be temporarily suspended only in the event of a serious fire affecting the C&D waste plant or building. The foam cannon detection and suppression system employed is designed to minimise the extent of a fire and any damage caused.

Affected waste would be held in the quarantine area until suitable disposal is arranged.

If the C&D waste plant has been damaged. Processing can take place at Quattro's Horn Lane facility²⁷ while the plant is repaired / integrity checked and cleaned after an incident. The fire suppression system will be checked and restored prior to recommencement.

5.10 Site security and access

Security measures reduce the risk of intrusion and arson:

²⁶ E.g. The Regulatory Reform (Fire Safety) Order 2005.

²⁷ In the future the CCTV system at Southall Lane may be able to be viewed from another Quattro site. This would enable the site, and waste storage to be checked remotely, in the event of temporary closure of the operation.

- The site boundaries are secure, as described in section 3.3 of this document.
- The site boundaries will be checked on a daily basis. With any repairs carried out temporarily before the end of the working day. Permanently as soon as practicable. Any serious damage to the perimeter or boundary fencing will be recorded in the site diary.
- The whole site is covered by CCTV²⁸ which is viewed from the weighbridge office during operational hours and from the security hut overnight. The site is manned by a member of staff providing security watch out of hours.
- Maintenance staff are additionally present often in the evenings and at weekends.
- CCTV footage is recorded and stored for 3 months.
- The site is provided with flood lighting.
- The security watch completes a site walkover every 2 hours and scans tags along the route to record that this has been done.

Security have access to the list of numbers below. In the event of an emergency.

5.11 Provision of Site Identification Board

A site Identification Board will be erected at the front of the site facing Southall Lane and will display the following information:

- the site name and address;
- the environmental permit numbers;
- the EA national contact numbers;
- the LBH Environmental Health department contact number;
- the operating hours of the site;
- contact telephone in the event of an out-of-hours emergency;
- health and safety PPE required whilst on site; and
- statement that the site is permitted by the EA and LBH.

The site identification board will be kept updated and maintained in a legible condition.

²⁸ 17No. cameras (prior to the addition of the Foam Monitor (cannon) system in the waste management building). Cameras have infrared night vision (thermal imaging).

6. Complaints Procedure

The complaints procedure was first included in the DMP, and has been updated/replicated in the revised DMP²⁹ for this application.

The complaints procedure has been adopted for all fugitive emissions (e.g. dust, odour, noise). The procedure is reproduced as follows:

Details of any complaint and the action taken are recorded in the site diary. Using the complaints record form.

6.1 Complaints Record Form

The Complaints Record Form³⁰ should be used to capture these details from the complainant:

- complainant name;
- complainant address and contact number (if willing to provide these);
- date and time of the complaint;
- description of the complaint (type, duration of the odour and the consequence e.g. disturbance, illness);
- the weather at the time of the incident (e.g. hot, raining etc.);
- wind direction (observed); and
- wind strength (description e.g. strong, mild, still).

Following investigation (see step 1 below) also record;

- site activities at the time of the complaint;
- potential reason for complaint (if identified); and
- preventative actions to ensure incident does not reoccur.

The complainant should be notified of outcomes. Use the form to record:

- date of call back (if complainant provided their telephone number);
- summary of call back conversation; and
- was there any significant pollution? If yes, in relation to the waste management operation. The EA must be informed without delay.

The Complaints Record Form (blank) is available in the site office. It should be signed by the person completing the actions and kept in the site diary.

6.2 Steps to investigate

Following receipt of the complaint. These steps are followed:

- 1) on site activities will be immediately inspected to identify likely sources;
- 2) if on site sources are identified as being responsible for off-site odour. The source material will be isolated (i.e. no further material will be added to the storage location). Remedial action will be taken (e.g. with the hand-held odour neutralisation unit or mobile bowser);
- 3) the activity will then be monitored to ensure that the mitigation measures are working and there is no repeat incident; and
- 4) the complainant will be contacted by the site manager to follow up within two days of receiving the complaint.

²⁹ Ramboll DMP Appendix 4 – Complaints Record Form

³⁰ Version 1 (July 2018) – reference Ramboll DMP Appendix 4.

7. Site Records

7.1 Environmental permits and planning permission

Copies of the Part B EP, waste EP, planning permission decision notice, associated application documents and further documents submitted as details pursuant to the conditions attached to the planning permission will be kept in the site office. The site manager will ensure that all members of staff who's roles and actions will or may impact on compliance with the authorising documents, or who should be aware of the content of one or more of those documents, is made aware of the requirements and has ready access to the documents or relevant summaries.

The requirements of these authorising documents will be relayed to staff in a manner appropriate to their role. For example, site operatives may receive a tool box talk on the FPP, OMP, and DMP. The training will ensure their role in compliance has been explained. They will confirm they have understood, and they are aware what instances require them to inform their supervisor.

7.1.1 Availability of records

All site records are collated in the site office. The site diary, maintenance and compliance records, and records of site inductions and training are held on site. An electronic copy is forwarded to head office and held on servers. To ensure all site records are maintained and kept secure from loss, damage and deterioration. All supply tickets and invoices are sent to head office within 48h. A copy is held on site files.

7.1.2 CBP

Delivery and despatch records

All deliveries of aggregates, cementitious materials and admixtures will be weighed or otherwise recorded. All batches of concrete product will be weighed out.

Quality control

Quality control information on raw materials and produced concrete will be made and retained.

Concrete Plant Inspection and environmental log

An inspection and maintenance log is maintained. All records are kept in accordance with the company's ISO accredited management system.

All records are kept on site, and where possible an electronic back up is put onto the head office server.

7.1.3 C&D waste plant

Duty of care transfer notes

All incoming / outgoing waste is weighed and ticketed.

The weighbridge software requires that all information necessary to comply with the duty of care is collected and included on printed tickets.

All tickets are kept in the site weighbridge/office. The tickets will be available for inspection during normal operational hours. A hard copy of all tickets for waste in and out is sent to accounts at head office. A

paperless system is being phased in. Which will generate tickets for each Quattro lorry. These records will be held electronically.

CCTV footage is kept for three months.

Site diary

A site diary is available for inspection during operational hours in the site control office. The diary will include the following information:

- start and finish of any construction works;
- weather;
- daily checks;
- weekly (environmental) site inspections for housekeeping issues, dust, litter, odour, mud and debris, site drainage system elements and so on;
- any unusual occurrences;
- complaints and their remedial actions;
- emergencies;
- plant maintenance and breakdowns; and
- problems with any wastes received.

Each record is completed within 24h of the relevant event. Records and notifications made and submitted to the EA will also be noted in the site diary.

Quarterly waste returns

A quarterly summary record of all waste inputs / outputs will be forwarded to the EA within 1 month of the end of that quarter (waste EP).

As soon as practicable

The EA will be notified without delay of any significant adverse environmental affects, or any malfunction, breakdown, failure or accident which causes an emission which caused, is causing or may cause significant pollution.

Records for the lifetime of the environmental permit

Records of any off-site environmental effects or matters affecting the condition of land or groundwater will be kept for the lifetime of the waste EP.

7.2 Visitors book

A visitor's book is kept on site in the site control office detailing the names, position, company, date and time of all visitors to the site. In this instance, a visitor is defined as anyone who arrives on site, who is not a customer and who does not form part of the regular site operations staff.

7.2.1 Technically competent managers

Staff with relevant technical competency qualifications for the waste management operation are based permanently at the site. Regular attendance of the technically competent person is recorded in the visitor's book.

7.3 Reporting of environmental performance

The results of on-going environmental monitoring at the site are kept at Quattro's head office. A summary of the ongoing environmental monitoring of the site can be provided to the EA or LBH upon request or as outlined in the respective permits.

APPENDICES

A. Site Plans

Site Layout Plan H11930-11-R

Drainage Scheme H11930-01-F

Boundary Treatments Plan H11930-PC1-C

Setting out dimensions,
walls and levels to
architects' drawings

- GENERAL NOTES:
- This drawing is copyright (C).
 - This drawing is to be read in conjunction with all relevant drawings and specifications.
 - This drawing shall not be scaled, use only figured dimensions. All dimensions are shown in millimetres and levels in metres above OS Datum.
 - Dimensions and conditions shall be verified on site. Any discrepancies between this drawing and site conditions shall be brought to the attention of the Engineer for resolution prior to placing orders or construction.
 - All work shall comply with the Building Regulations and the requirements of the Local Authority, current Codes of practice and British Standards.
 - Dimensions indicated thus:- 'are to be confirmed on site.'
 - For remainder of notes see drg no. H11930-11.
 - Our design is based upon the assumptions: Existing blockwork is assumed to be 100mm 3.5N in 1:6 mortar. Existing brickwork to be 20.5N in 1:6 mortar. Existing timbers to be grade C16. Limits assumed to exist over all existing openings. Wall ties assumed to be in good condition. Assumed minimum party wall thickness to be 225mm solid masonry wall construction.
 - Waterproofing details shown are indicative only. Architect to confirm final details.
 - Splice requirements to new steel beams to be allowed for by contractor as required. Splice design assumed responsibility of fabricator, unless specifically requested of S.E.P.
 - All structural steelwork shall be to BS EN 10025 & BS EN 10210, Grade S355 unless noted otherwise. All beams to be CE marked.
 - High risk of saturation and freezing (masonry most vulnerable is situated 150mm above and 150mm below finished ground level) durability classification to be a MX3.2, F2, S2 or S1*

LEGEND

- Recycling plant (Refer to separate drg)
- Building for Incoming waste
- Concrete batching plant (Refer to separate drg)
- Material stockbays – covered and automatic sprinkler system installed (10m cc) to edge of canopy to assist with dust mitigation control
 - Aggregate material stockbays
 - Recycled material stockbays
- 8m easement for future foul sewer LBH (no build zone)
- 'IN' and 'OUT' weighbridges
- Welfare/Office
- Car parking (25+1spaces)
- Covered cycle store (20 cycles) with provision for 1 No adapted cycle
- Service parking
- Area of operation for mobile dust suppression spray unit (hatched area)
- *blue line – Sleeper and steel wall (refer to separate drg). 500mm high concrete stub with sleeper and steel 3.0m high built from concrete wall. Wind supports required at relevant intervals. Automated sprinkler system installed (10m c/c) to top of wall to assist with dust mitigation.
- Wheelwash + water tank
- 'Sorted' waste out area
- Building for outgoing waste
- Electrical Substation/Switchroom 01032/E/P46
- Electrical Switchroom
- Barrier controlled in/out concrete transport
- Security Office
- Weighbridge Office (raised structure)
- Pedestrian walking route
- *magenta line – Concrete wall, 5m high. Automated sprinkler system installed (10m c/c) to top of wall to assist with dust mitigation.
- Short canopy cover over concrete wall



PROPOSED

R	Updated to clients requirements	PR	29.04.20	GN	GN
Q	Updated to clients requirements	PR	25.03.20	GN	GN
P	Update to comments	PR	16.03.20	GN	GN
N	Minor adjustment	PR	04.03.20	GN	GN
M	Minor adjustment	PR	06.02.20	GN	GN
L	Updated to comments	PR	31.01.20	GN	GN
K	Updated to comments	PR	27.01.20	GN	GN
J	Adjustments to improvements shown	PR	14.01.20	GN	GN
H	Proposed improvements shown in layout	PR	03.12.19	GN	GN
G	As built issue	PR	02.10.19	GN	GN
F	Change layout to client's request	PR	07.06.17	GN	GN
E	Change layout to client's request	PR	19.05.17	GN	GN
D	Reduced site width	PR	28.04.17	GN	GN
C	Minor layout adjustments	PR	27.03.17	GN	GN
B	Minor layout adjustments	PR	27.03.17	GN	GN
A	Minor layout adjustments	PR	24.03.17	GN	GN
Rev	Description	By	Date	Chk'd	Auth

MARKS
HUELEY

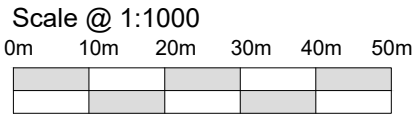
THE STABLES
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TELEPHONE: 01279 465900
FACSIMILE: 01279 465999
GENERAL@MARKSHUELEY.CO.UK

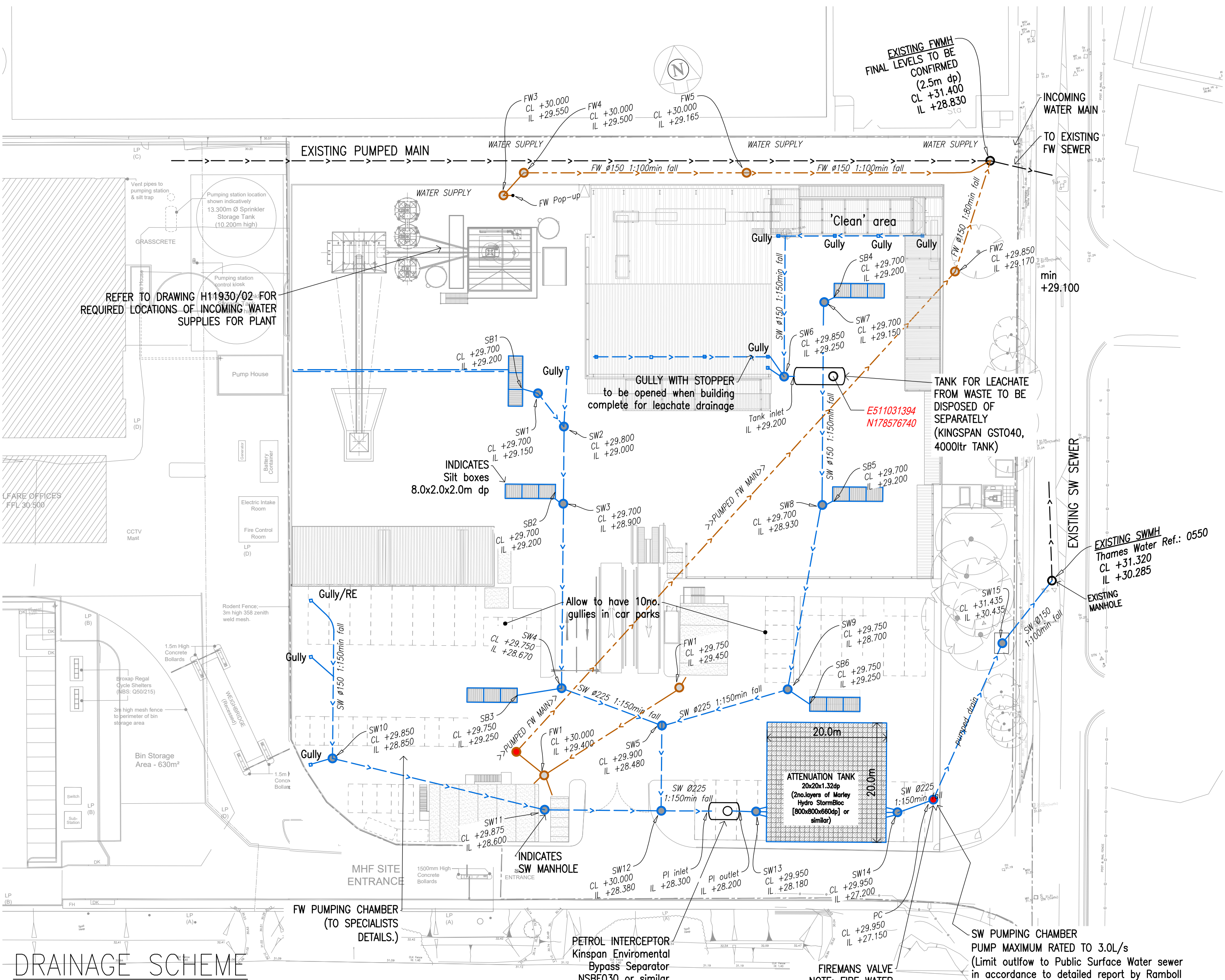
CONSULTING STRUCTURAL AND CIVIL ENGINEERS

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Project	SOUTHALL LANE, HAYES UB2 5XJ		
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Status	Drawing Number	Date	Authorised
P	H11930-11	23.03.17	GN
Rev	R		

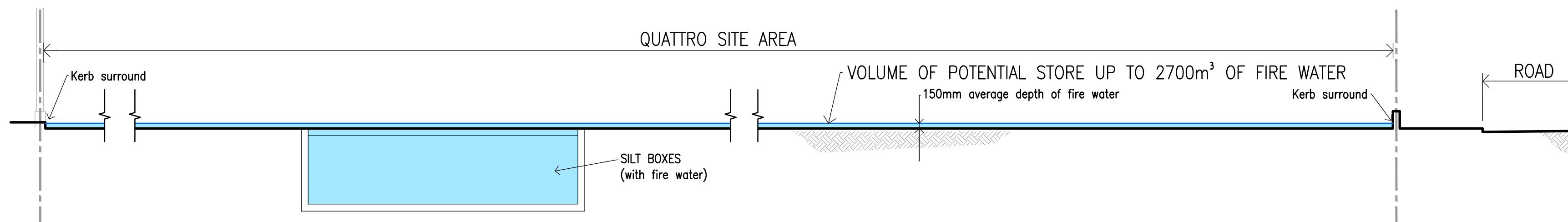


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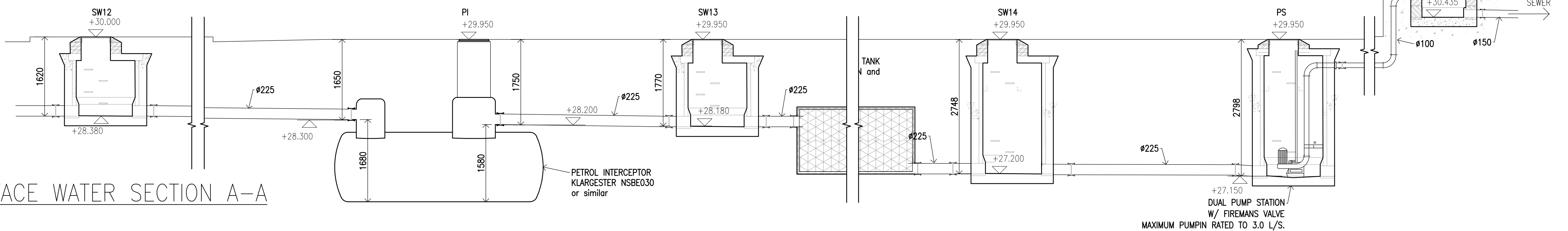




DRAINAGE SCHEME
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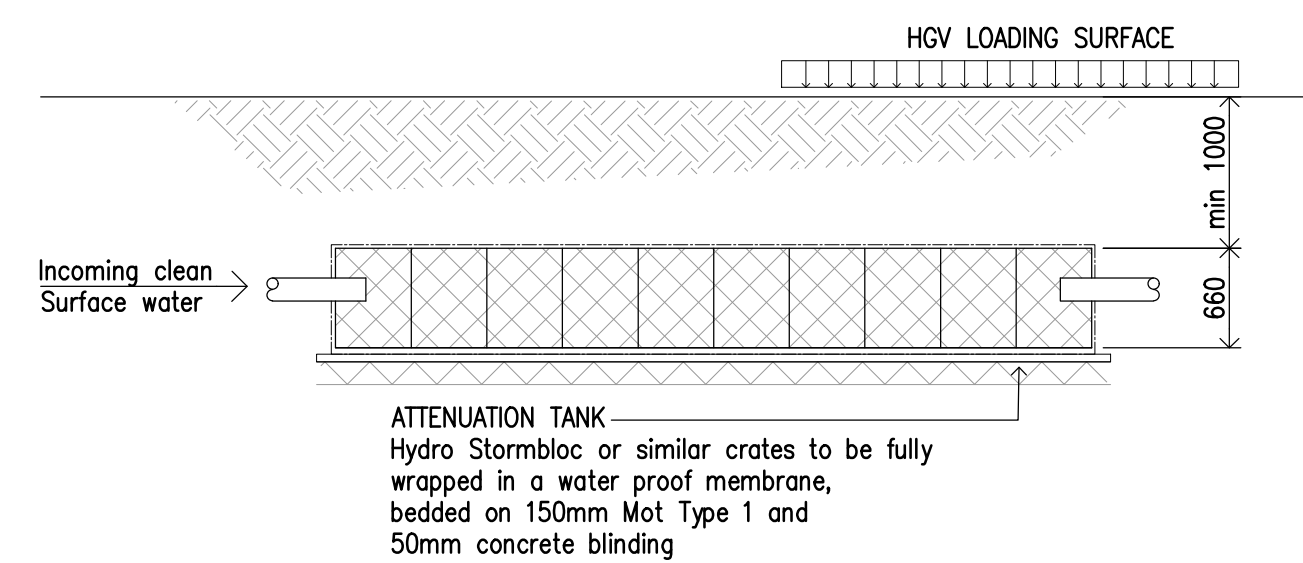
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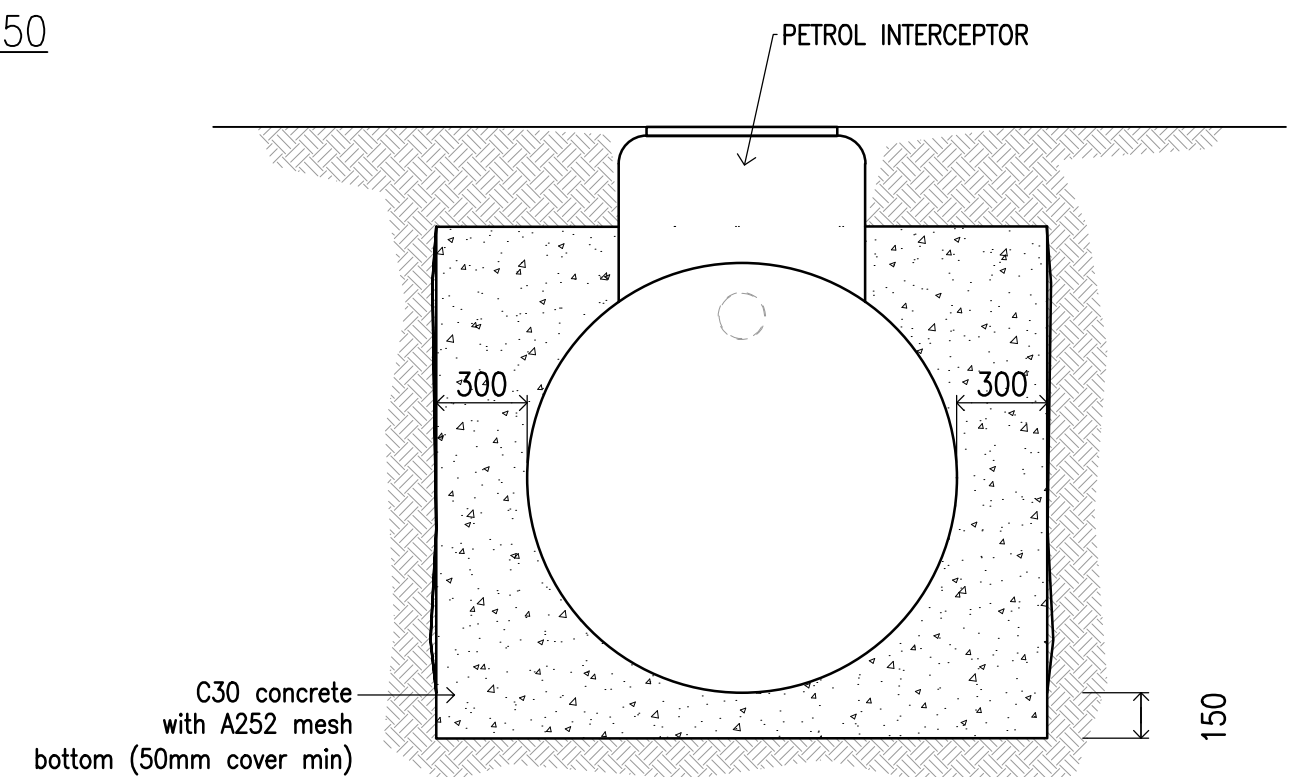
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Petrol Interceptor Data

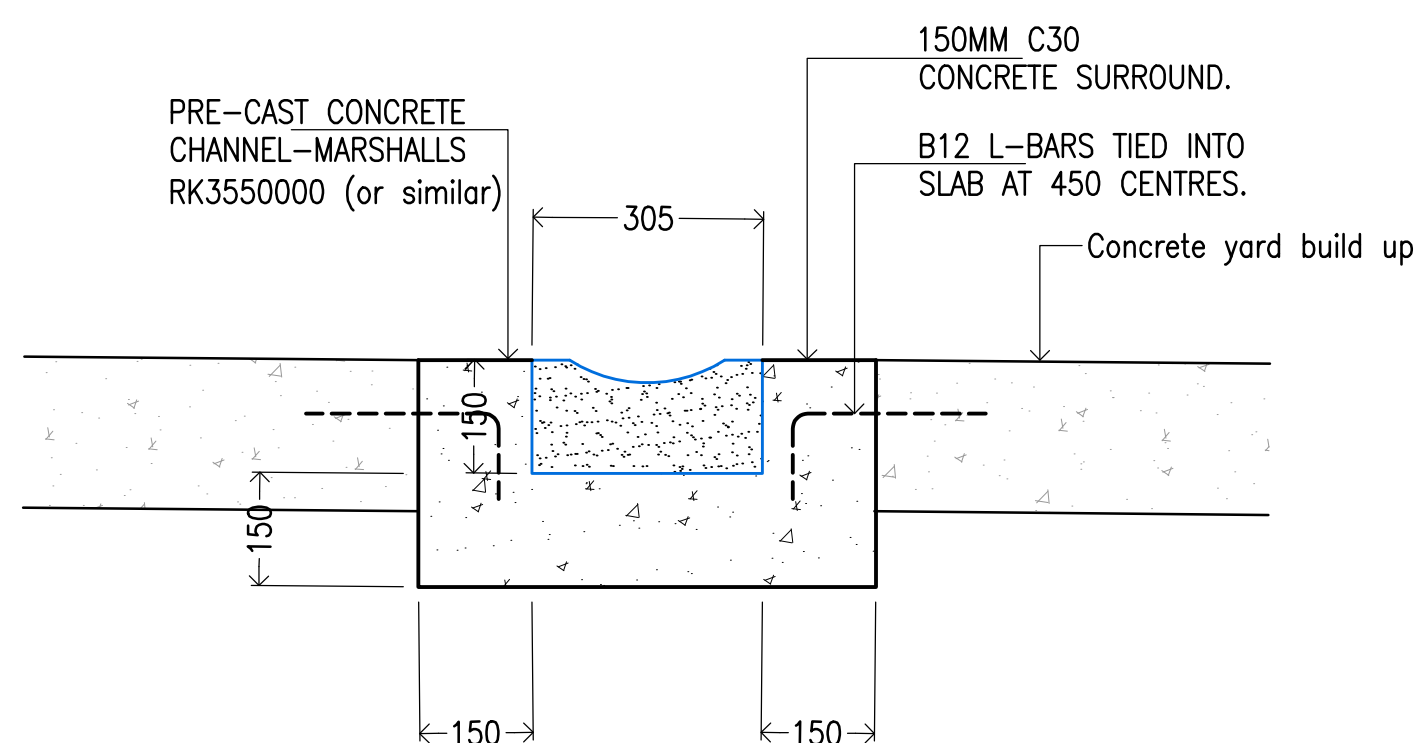
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TYPICAL ATTENUATION TANK DETAIL
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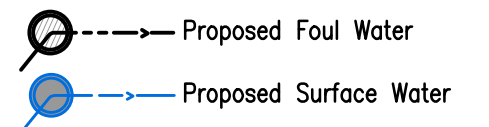
TYPICAL PETROL INTERCEPTOR DETAIL
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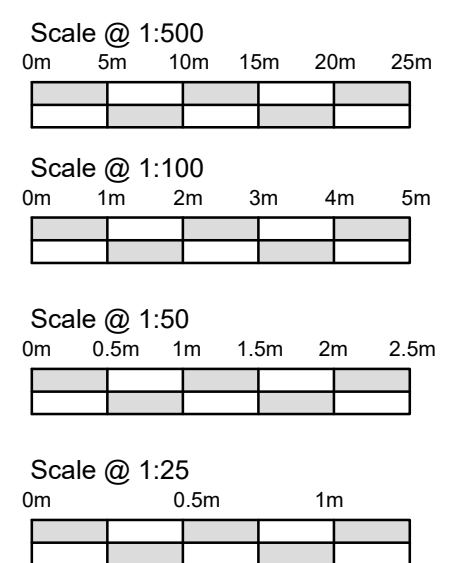
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GENERAL NOTES:

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- Dimensions indicated thus: *are to be confirmed on site.
- For remainder of notes see drg no.H11930/02.
- Waterproofing details shown are indicative only, Architect to confirm final details.



Setting out dimensions, walls and levels to architects' drawings



Use shallow concrete encased manholes for depths under 450mm

PROPOSED

F	Update to comments	PR	29.04.20	GN	GN
E	Update to comments	PR	16.03.20	GN	GN
D	Submission issue	PR	05.03.20	GN	GN
C	Further works/improvements issue	PR	31.01.20	GN	GN
B	As Built issue	PR	02.10.19	GN	GN
A	Layout adjusted to latest requirements	PR	24.03.17	GN	GN

Rev	Description	By	Date	Ch'd	Auth

MARKS HEELEY

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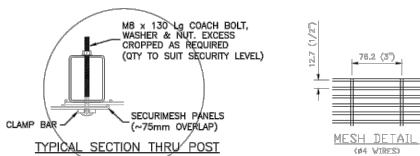
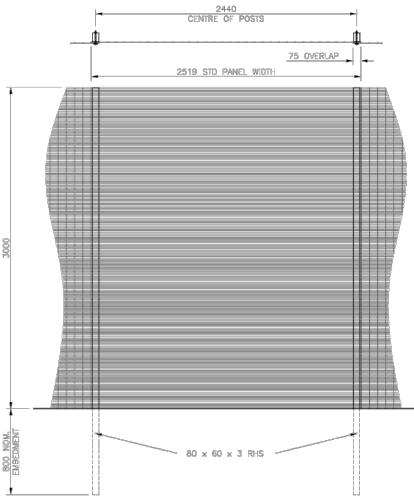
CONSULTING STRUCTURAL AND CIVIL ENGINEERS

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Project	QUATTRO SITE, SOUTHALL LANE, HAYES, UB2 5XJ				
Title	DRAINAGE SCHEME				
Sheet Size	Original Scale	Designed/Drawn	Checked	Authorised	
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Status	Drawing Number	Date	Date	Date	Rev
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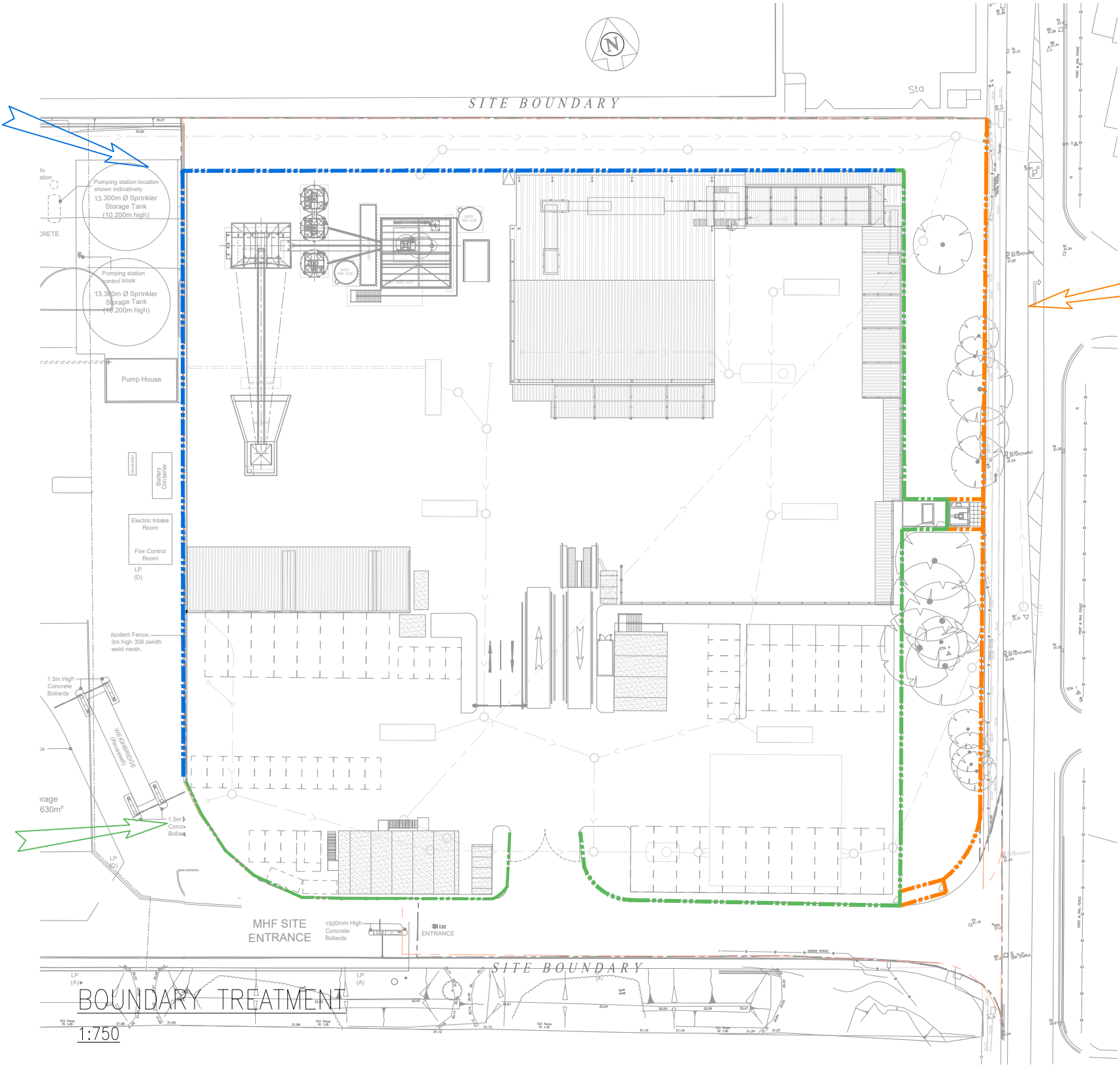


Sleeper and steel wall. 500mm high concrete stub with sleeper and steel 3.0m high built from concrete wall. Wind supports required at relevant intervals. Automated sprinkler system installed (10m c/c) to top of wall to assist with dust mitigation.

3.0m HIGH
WOOD/STEEL WALL

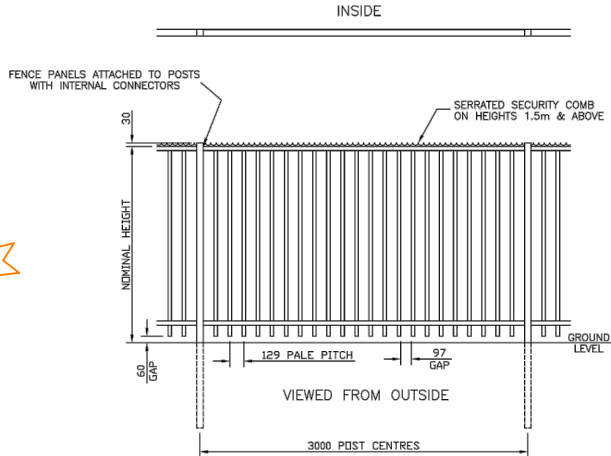


3.0m HIGH
SECURITY/RODENT
FENCING



Setting out dimensions,
walls and levels to
architects' drawings

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 6. Dimensions indicated thus:- *are to be confirmed on site.
 7. For remainder of notes see drg no. H11930-PC1.
 8. Our design is based upon the assumptions: Existing blockwork is assumed to be 100mm 3.5N in 1:6 mortar. Existing brickwork to be 20.5N in 1:6 mortar. Existing timbers to be grade C16. Lintels assumed to exist over all existing openings. Wall ties assumed to be in good condition. Assumed minimum party wall thickness to be 225mm solid masonry wall construction.
 9. Waterproofing details shown are indicative only. Architect to confirm final details.
 10. Splice requirements to new steel beams to be allowed for by contractor as required. Splice design assumed responsibility of fabricator, unless specifically requested of S.Eng.
 11. All structural steelwork shall be to BS EN 10025 & BS EN 10210, Grade S275 unless noted otherwise. All beams to be CE marked.
 12. High risk of saturation and freezing (masonry most vulnerable is situated 150mm above and 150mm below finished ground level) durability classification to be a M3.2, F2, S2 or S1*



1.5m HIGH
RODENT FENCING

PROPOSED

C	Updated layout to client's requirements	PR	29.04.20	GN	GN
B	Update to comments	PR	16.03.20	GN	GN
A	Submission issue	PR	05.03.20	GN	GN
Rev	Description	By	Date	Cha'd	Auth

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Client

QUATTRO

Project

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UB2 5XJ

Title

BOUNDARY TREATMENT

Sheet Size	Original Scale	Designed/Drawn	Checked	Authorised
A3	As Shown	PR	GN	GN
Status	Drawing Number	Date	Date	Date
P	H11930-PC1	13.03.18	13.03.18	13.03.18

UK and Ireland Office Locations

