

01 July 2021

Delivered by email

Ailsa Berry
Staffordshire Moorlands District Council
Ailsa.Berry@highpeak.gov.uk

Ref: STMQ3056

Dear Ailsa

BLYTHE VALE, PHASE 2 – REQUEST FOR UPDATED EIA SCREENING OPINION

BACKGROUND AND CONTEXT

On 27th May 2021, a request for an Environmental Impact Assessment (EIA) Screening Opinion was submitted to Staffordshire Moorlands District Council (SMDC) on behalf of St Modwen Homes (SMH) for Phase 2 of the Blythe Vale project. This was accompanied by an EIA Screening Report¹. An EIA Screening Opinion² was received from SMDC on 18th June 2021, concluding that EIA was not required. These documents are enclosed at **Appendix C** and **Appendix D**.

Since submission of the EIA Screening Report and receipt of the EIA Screening Opinion, there has been a minor extension of the red line boundary of the Site. The updated site location plan is shown at **Appendix A** to this letter, with **Appendix B** identifying specifically where the change is for clarity. To ensure procedure has been duly followed by SMH and SMDC and that the maximum extent of the Proposed Scheme has been taken into account through the EIA Screening process, we have completed a validation exercise on this additional land to determine if the appraisal presented in the EIA Screening Report remains the same.

VALIDATION OF APPRAISAL IN EIA SCREENING REPORT

The additional land (approximately 20m²) to be included in the site location plan is required for the start of the spine road where it connects to Phase 1 of the Blythe Bridge allocation. This had previously been assumed to have been undertaken as part of the Phase 1 works (see Paragraph 2.2 of the EIA Screening

¹ Turley (May 2021). Blythe Vale, Phase 2 Environmental Impact Assessment (EIA) Screening Report.

² Staffordshire Moorlands District Council decision letter dated 18 June 2021 (SMD/2021/0353) and screening checklist matrix.

8th Floor
Lacon House
84 Theobald's Road
London.
WC1X 8NL

T 020 7851 4010 turley.co.uk

Report), however the land is now proposed for inclusion as part of the Phase 2 works (i.e. the Proposed Scheme), demonstrating access can be adopted via the Phase 1 site.

Whilst the Site area has increased by approximately 0.02 hectares³ to include additional land in the west, there is no change to the characteristics of the Proposed Scheme, including anticipated construction activities or access arrangements. There are also no additional receptors identified within or adjacent to this additional area of land, which have not been previously appraised as part of the submitted EIA Screening Report. Therefore, the additional site area is not considered to change the appraisal set out in Sections 6 and 7 of the EIA Screening Report.

CONCLUSION AND NEXT STEPS

Based on the above, we have concluded that there are no changes required to the text of EIA Screening Report as submitted to SMDC on 24th May 2021. We would be grateful if you could confirm in writing that your EIA Screening Opinion remains valid in light of the greater extent of the Site, and place this letter and your confirmation of opinion on the public register.

If you have any queries please do not hesitate to contact me via the details below.

Yours sincerely

Chloe Patel
Senior Consultant, EIA

chloe.patel@turley.co.uk

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Appendix A: Updated Site Location Plan (R9074-RLA-21-XX-DR-A-1001 rev. -)

Appendix B: Updated Site Location Plan with Change Identified

Appendix C: Submitted EIA Screening Report (May 2021)

Appendix D: SMDC EIA Screening Opinion (June 2021)

³ The site area reported in the submitted EIA Screening Report is approximately 11.4 hectares.