

Dealt with by: Environmental Health

Our Ref: smd/2025/0031

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Date: 03 June 2025

MEMORANDUM: PLANNING CONSULTATION

Application number	SMD/2025/0031	Application type	Full - MINOR
Site address	Quarry Walk Caravan Park , Coppice Lane , Winnothdale , Staffordshire , ST10 1RQ	Proposal	Application for 10 glamping pods and biomass building (retrospective)
Application number	SMD/2023/0660	Application type	Certificate of Lawfulness - Existing
Site address	Quarry Walk Caravan Park , Coppice Lane , Winnothdale , Staffordshire , ST10 1RQ	Proposal	Application for a Lawful Development Certificate for - the erection of 10 glamping pods for holiday accommodation and a biomass building at Quarry Walk Park

Air Quality

The above proposals include biomass boilers and the applications are not accompanied with an assessment of impacts as required under the local validation requirements for air quality.

It is also noted that the site address has been subject to a recent approval for a biomass boiler under application SMD/2023/0658. Therefore, the applicant will be required to submit an air quality impact assessment that takes into account the cumulative impact of all biomass boilers on the site.

The above assessment is required prior to determination under Local Plan Policy SD 4 Pollution and Water Quality, to ensure the proposals do not result in potential adverse effects and should be completed and submitted alongside a completed biomass boiler information form, which is also enclosed.