



ASHFORD
BOROUGH COUNCIL

PERMIT WITH INTRODUCTORY NOTES

**Local Authority Pollution Prevention and Control
Pollution Prevention and Control Act 1999
Environmental Permitting (England & Wales) Regulations 2016**

02/02/2018

LAPPC 05/17

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Permitted Installation Address:

Lancaster Builders (Kent) Ltd
Orlestone Mill
Nickley Wood Road
Shadoxhurst, Kent
TN26 1LZ

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PERMIT WITH INTRODUCTORY NOTES

LAPPC 05/17

INTRODUCTORY NOTES

This introductory note does not form part of the Environmental Permit

The following permit is issued under the provisions of the Environmental Permitting (England and Wales) Regulations 2016 (as amended).

The permit includes conditions that must be complied with when the activity is operating. The conditions are based upon a template contained in Guidance Note PG 3/1 (12) for the storing, loading or unloading cement in bulk prior to further transportation in bulk.

BRIEF DESCRIPTION OF THE INSTALLATION REGULATED BY THIS PERMIT

The process installation is transcribed into the regulations under Schedule 1 Section 3.1, Part B (a) for the storing, loading or unloading cement in bulk prior to further transportation in bulk.

“Bulk” means “loose” and “bulk cement” will generally be transported by road tanker and stored in silos.

“**Best Available Techniques**” (BAT), Condition 18 of this permit, includes a requirement for the permit holder to operate the activity using the best available techniques for preventing or, where that is not practical, reducing emissions to air from the installation. Techniques include both the technology used and the manner in which the installation is designed, constructed, operated, maintained and (where appropriate) decommissioned.

DESCRIPTION OF INSTALLATION

The storing, loading or unloading cement in bulk prior to further transportation in bulk as part of volumetric concrete supply at Lancaster Builders (Kent) Ltd, Orlestone Mill, Nickley Wood Road, Shadoxhurst, Kent, TN26 1LZ.

PERMIT HOLDER:	Lancaster Builders (Kent) Limited 30 Percy Street London W1T 2DB
PERMIT ISSUED:	2nd February 2018

CONFIDENTIALITY

The permit may require the operator to provide relevant information to an Authorised Officer of the Council. The Council will place the information onto a public register held at the Civic Centre in accordance with the requirements of the regulations.

If the operator considers that any information provided is commercially sensitive, they may apply to the Council and request that this information is withheld from the register. To enable the Council to determine whether the information is commercially sensitive, the operator will need to clearly identify which part of the information is commercially sensitive and specify clearly and precisely the reason(s) for this view.

VARIATIONS TO THE PERMIT

This permit may be varied in the future. For example, if the activity or any specific part of the activity changes to the extent that the Conditions no longer reflect the activity and therefore require alteration. The Council may also vary the permit if sector specific process guidance is updated by DEFRA.

There is a requirement for the operator to provide the Council with **at least 14 days written notice** of his intention to make a change in the operation of the installation.

The notification must contain a description of the proposed change in operation. It is not necessary to make such a notification if an application to vary the permit has been made and the application contains a description of the proposed change. In this case a 'change in operation' means a change in the nature or functioning or an extension of the installation which may have consequences for the environment.

SURRENDER OF THE PERMIT

When an operator intends to cease operating the activity (either temporarily or permanently) the Council should be notified in writing. The option to 'mothball' the activity can then be discussed further with an Authorised Officer of the Council.

TRANSFER OF THE PERMIT OR PART OF THE PERMIT

Before the permit can be wholly or partially transferred to another person, a joint application to transfer the permit has to be made by both the existing and proposed holders, in accordance with Regulation 21 of the EP Regulations. A transfer will be allowed unless Ashford Borough Council considers that the proposed holder will not be the person who will have control over the operation of the installation or will not ensure compliance with the Conditions of the transferred permit.

RESPONSIBILITY UNDER WORKPLACE HEALTH AND SAFETY LEGISLATION

This permit is given in relation to the requirements of the EP Regulations. It must not be taken to replace any responsibilities you may have under workplace Health and Safety legislation.

APPEAL AGAINST PERMIT CONDITIONS

There is a right of appeal against permit conditions and Regulation 31 and Schedule 6 of the Environmental Permitting (England and Wales) Regulations 2016 will apply.

Appeals should be addressed to the Secretary of State for Environment, Food and Rural Affairs at the following address:

The Planning Inspectorate - Environmental Appeals Administration,
Room 4 / 19 Eagle Wing,
Temple Quay House,
2 The Square, Temple Quay,
BRISTOL, BS1 6PN.

Please Note

An appeal brought under paragraph (1) (c) or (d) in relation to the Conditions in a permit will not suspend the effect of the Conditions appealed against; the Conditions must still be complied with.

In determining an appeal against one or more Conditions, the Act allows the Secretary of State in addition to quash any of the other Conditions not subject to the appeal and to direct Ashford Borough Council either to vary any of these other Conditions or to add new Conditions.

Further guidance relating to the procedure for regulating installations and issuing permits is contained in a manual on the DEFRA website at:

<https://www.gov.uk/government/publications/environmental-permitting-general-guidance-manual-on-policy-and-procedures-for-a2-and-b-installations>

END OF INTRODUCTORY NOTES

ASHFORD BOROUGH COUNCIL

POLLUTION PREVENTION AND CONTROL ACT 1999

THE ENVIRONMENTAL PERMITTING (ENGLAND AND WALES) REGULATIONS 2016

Permit Ref. No: LAPPC 05/17

Lancaster Builders (Kent) Limited (the operator) is hereby permitted to carry on the storing, loading or unloading cement in bulk prior to further transportation in bulk as described below, within the boundary as hatched orange on the attached plan ref. **LAPPC / P2** [Appendix 2].

Address of permitted installation: Lancaster Builders (Kent) Ltd
Orlestone Mill
Nickley Wood Road
Shadoxhurst, Kent
TN26 1LZ.

DESCRIPTION OF PERMITTED INSTALLATION

The storing, loading or unloading cement in bulk prior to further transportation in bulk as part of the volumetric supply of concrete. The installation includes aggregate reception bays and 1 no. storage silos for cementitious materials.

This is a permitted activity by virtue of Section 3.1 Part B (a) of Part 2 of Schedule 1 of the Environmental Permitting (England and Wales) Regulations 2016

CONDITIONS

The following conditions shall apply:

Emission Limits, Monitoring and Controls

1. No visible particulate matter shall be emitted beyond the installation boundary.
2. The emission requirements and methods and frequency of monitoring set out in Table 1 [Appendix 3] **shall be complied with** and **sampling shall be representative**.

Corrective action shall be taken if any periodic monitoring result exceeds a limit in Table 1 [Appendix 3], or if there is a malfunction or breakdown of any equipment which might increase emissions. Monitoring shall be undertaken or repeated as soon as possible thereafter and a brief record shall be kept of the main actions taken.

3. All plant and equipment capable of causing or preventing emissions and all monitoring devices shall be calibrated in accordance with the manufacturer's instructions. **Records shall be kept of such maintenance.**

Silos

4. Bulk cement shall only be stored within the bulk cement silos.
5. Dust emissions from loading or unloading road tankers **shall be minimised** by venting to arrestment plant installed on the silo and by connecting transfer lines first to the delivery inlet point and then to the tanker discharge point and by ensuring delivery is at a rate which does not pressurise the silo.
6. Silos and bulk containers of dusty materials shall not be overfilled and there **shall be an alarm(s) to warn of overfilling.**

7. When loading silos which were new after June 2004 deliveries must automatically stop where overfilling or over pressurisation is identified.
8. Displaced air from pneumatic transfer shall pass through abatement plant prior to emission to air.

Aggregate Delivery and Storage

9. Dusty materials (including dusty wastes) shall only be stored in a dedicated area on the site and shall be subject to suppression and management techniques to minimise dust emissions.

Belt Conveying

10. No dusty materials including wastes shall be conveyed, unless using a suitable and sufficient belt conveyor. All transfer points **shall be fitted with an appropriate dust control technique** (e.g. water spray).

Loading, Unloading and Transport

11. No potentially dusty materials including wastes or finished products shall arrive on or leave the site other than by use of an appropriately enclosed vehicle or container (e.g. covered skip).