

From: [Developmentmanagement](#)
To: [Vellance, Steven](#)
Subject: FW: Request for EIA Screening Opinion – PL/2026/01852 (Holt Road, Bradford on Avon). FAO Steven Vellance
Sent: 07/05/2026 11:36:30

From: Tanya Maidment [REDACTED]
Sent: 07 May 2026 11:34
To: Developmentmanagement <Developmentmanagement@wiltshire.gov.uk>
Cc: svellance@westwiltshire.gov.uk; valbaker@bradfordonavontowncouncil.gov.uk; office@bradfordonavontowncouncil.gov.uk
Subject: Request for EIA Screening Opinion – PL/2026/01852 (Holt Road, Bradford on Avon). FAO Steven Vellance

You don't often get email from [REDACTED]

Dear Mr Vellance

I've resending this and my previous emails as I'm not sure if they reached you.

I will call later today to discuss.

Best wishes

Tanya Maidment

From: Tanya Maidment
Sent: 05 May 2026 13:34
To: 'svellance@westwiltshire.gov.uk' <svellance@westwiltshire.gov.uk>
Cc: [REDACTED] cllr.simmonds@bradfordonavontowncouncil.gov.uk;
cllr.blackwell@bradfordonavontowncouncil.gov.uk; [REDACTED]
Subject: Request for EIA Screening Opinion – PL/2026/01852 (Holt Road, Bradford on Avon)

Dear Mr Vellance,

I write in relation to application PL/2026/01852 – Land South West of Cemetery, Holt Road, Bradford on Avon (BA15 1TS).

Having presented the wider framework of obligations in my objection sent on Friday May 1st, I request that the Local Planning Authority provides a screening opinion as to whether the proposed development constitutes EIA development under the Town and Country Planning (Environmental Impact Assessment) Regulations 2017.

Basis for Request

The proposed development involves the intensification of telecommunications infrastructure within a location characterised by:

- close proximity to residential properties (approximately 40–60 metres),
- a public play area immediately adjacent to the site,
- allotments and public access routes within approximately 50–100 metres, and
- a wider area of continuous residential and public use extending beyond this range.

The application does not include:

- any site-specific assessment of environmental effects,
- any modelling of how the installation will operate in its surroundings, or
- any evaluation of electromagnetic field exposure in relation to nearby receptors.

Relevant Considerations

Schedule 3 of the EIA Regulations requires that, in determining whether development is likely to have significant effects, regard is had to:

- the characteristics of the development,
- the location of the development, and
- the characteristics of the potential impact.

In this case:

- the development is located within a densely used environment,
- involves continuous and prolonged human presence, and
- is supported by limited site-specific evidence addressing its operation or effects.

The application also does not include any assessment of potential effects on ecological receptors, including insect populations associated with nearby allotments and vegetation. Given the role of such areas in supporting pollinators, and the dependence of biological interactions on frequency and exposure conditions, this represents a further absence of environmental information relevant to screening.

The development gives rise to potential effects extending beyond the immediate site, including continuous public exposure within a densely used residential and recreational area. Having regard to the criteria set out in Schedule 3 of the Regulations, these are matters capable of giving rise to significant environmental effects. On that basis, the proposal constitutes Schedule 2 development for the purposes of the EIA Regulations, and a screening opinion is required.

Request

In light of the above, I request that the authority:

- **issues a formal screening opinion** as to whether the development constitutes EIA development; and
- **if the authority considers that an Environmental Impact Assessment is not required, provides clear reasons** for that conclusion, with reference to the criteria set out in Schedule 3 of the Regulations.

I would be grateful if this request could be acknowledged and addressed in advance of determination of the application.

Kind regards,
Tanja Maidment

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