

NUTRIENT NEUTRALITY STATEMENT

Site: Vineview Cottage, Tytherley Road, Winterslow, SP5 1PZ

Applicant: Brian Gamet

Planning Application Reference: PL/2026/01523

1. PURPOSE OF THIS STATEMENT

This statement has been prepared in support of the above planning application and should be read alongside the accompanying Statement in Support of De Minimis Biodiversity Net Gain Exemption

The purpose of this statement is to:

- Explain the nutrient neutrality position associated with the proposed development;
- Summarise the foul drainage strategy;
- Confirm the basis upon which the nutrient budget has been prepared; and
- Demonstrate the applicant's commitment to securing nutrient neutrality in accordance with Wiltshire Council and Natural England requirements.

2. SITE AND DEVELOPMENT

The site benefits from Class Q Prior Approval granted by Wiltshire Council under reference PL/2025/08124 for the conversion of an existing agricultural building to a single one-bedroom dwelling.

The current planning application relates to:

- Installation of a Package Treatment Plant (PTP) and drainage field;
- A small side extension to the approved dwelling; and
- A small agricultural shed.

The application does not seek permission for any additional residential units beyond the single dwelling already approved under Class Q.

3. DWELLING OCCUPANCY ASSUMPTIONS

For the purposes of nutrient neutrality assessment, the dwelling has been assessed using the following assumptions:

- One dwelling;
- One bedroom;

- Two-person occupancy;
- Water consumption of 120 litres per person per day.

These assumptions are considered proportionate and appropriate for a single one-bedroom dwelling.

4. FOUL DRAINAGE STRATEGY

The dwelling will be served by a HydroClear Package Treatment Plant and associated drainage field. Percolation testing has been undertaken in accordance with BRE Digest 365 and confirms that the site is suitable for disposal of treated effluent via a drainage field.

Percolation testing undertaken in accordance with BRE Digest 365 recorded:

- Pit 1 = 14.3 seconds/mm
- Pit 2 = 11.6 seconds/mm

Average percolation value = 12.95 seconds/mm.

Using Approved Document H methodology, the calculated drainage field requirement for a one-bedroom dwelling is approximately 6.5m².

The proposed drainage field provides approximately 8m² of infiltration area and exceeds the calculated minimum requirement.

The drainage field will be installed below ground level and the land above reinstated to modified grassland following installation.

5. TREATMENT PLANT PERFORMANCE

The proposed HydroClear Package Treatment Plant has been selected due to its suitability for small rural residential developments, its certified treatment performance as approved by Natural England – See Appendix A..

The submitted nutrient calculator has been completed using the treatment plant performance information available at the time of submission.

The applicant acknowledges that Wiltshire Council's Nutrient Mitigation Team may wish to review the assumptions used within the calculator and, should any amendments be required, the applicant would be pleased to provide updated calculations accordingly.

6. NUTRIENT BUDGET CALCULATION

A Nutrient Budget Calculator has been submitted in support of the application.

The calculator has been prepared using:

- The approved one-bedroom dwelling;
- Two-person occupancy;
- Water consumption of 120 litres per person per day;
- The proposed Package Treatment Plant; and
- The supporting drainage strategy.

The applicant believes the submitted calculator represents a reasonable assessment of the likely nutrient burden associated with the proposed development.

The applicant acknowledges that the final nutrient burden will be subject to review and confirmation by Wiltshire Council through the Habitat Regulations Assessment process.

7. COMMITMENT TO NUTRIENT NEUTRALITY

The applicant remains fully committed to ensuring that the development achieves nutrient neutrality in accordance with the Habitat Regulations.

The applicant is currently engaging with Wiltshire Council's Nutrient Mitigation Team regarding the most appropriate mechanism for securing any mitigation requirement.

Should Wiltshire Council determine that nutrient mitigation credits are required, the applicant is willing to secure appropriate mitigation through Wiltshire Council's Nutrient Mitigation Scheme or such alternative mechanism as may be agreed with the Council.

The applicant's objective is to secure a clear, proportionate and auditable route to nutrient neutrality which enables the application to proceed to determination.

7. INDICATIVE NUTRIENT MITIGATION REQUIREMENT

Based upon the nutrient budget currently submitted and the information presently available, the anticipated nutrient burden associated with the development is understood to be approximately 0.26 kg TN/year.

Indicative nutrient mitigation contribution: £780.00

Indicative administration fee (5%): £39.00

Indicative Section 111 legal fee: £275.00

Indicative Total: £1,094.00

This calculation is illustrative only and remains subject to review and confirmation by Wiltshire Council's Nutrient Mitigation Team.

9. CONCLUSION

The proposal relates to ancillary development associated with the implementation of a previously approved one-bedroom Class Q dwelling.

A nutrient budget calculator, foul drainage strategy, treatment plant information and percolation testing have been submitted in support of the application.

The applicant has sought to provide a transparent assessment of the likely nutrient burden associated with the development and remains committed to securing any mitigation reasonably required by Wiltshire Council following review of the submitted information.

It is therefore respectfully requested that Wiltshire Council take the submitted information into account when undertaking the Habitat Regulations Assessment and determining the application.

Appendix A



Certificate

382.01C01

Harlequin Manufacturing Ltd

21 Clarehill Road, Moira, County Armagh, Northern Ireland, BT67 0PB, UK

EN 12566-3, Annex B

Small wastewater treatment systems for up to 50 PT

Small wastewater treatment system Hydroclear

Moving bed biofilm reactor (MBBR) in one polyethylene tank

Test report PIA2021-382B23

Evaluation of the nominal sequences of the 38-week testing

Organic daily load (influent)	0.31 kg BOD ₅ /d		
Hydraulic daily load	0.9 m ³ /d		
Material	Polyethylene		
Treatment efficiency	Efficiency	Effluent	
	COD	94.5 %	47 mg/l
	BOD ₅	97.5 %	9 mg/l
	N _{tot} *	57.8 %	28 mg/l
	NH ₄ -N*	95.0 %	2.3 mg/l
	P _{tot}	43.0 %	4.3 mg/l
	SS	97.0 %	12 mg/l

Evaluation of the complete 38-week testing

Electrical consumption	1.1 kWh/d
Number of desludging	1

* determined for temperatures $\geq 12^{\circ}$ C in the bioreactor

Tested by:

PIA – Prüfinstitut für Abwassertechnik GmbH

(PIA GmbH)

Hergenrather Weg 30

52074 Aachen, Germany

This document replaces neither the declaration of performance nor the CE marking.



Notified Body
No.: 1739



PIA - Sustainable Certification
M. Wermter
geprüft - tested - testé

Martina Wermter

July 2021