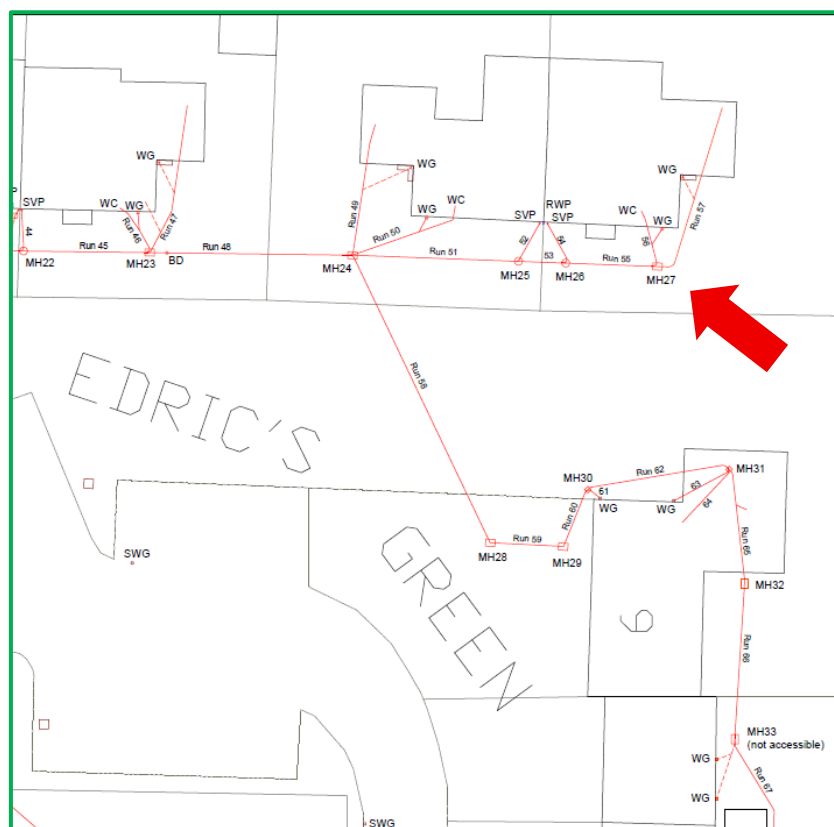


Land at 8 Edric's Green Cholderton Salisbury

SP4 ODP

Phosphorus Mitigation–September 2026

1. The nutrient neutrality budget for the proposed development site shows a requirement to mitigate 0.64 kg of total phosphorus [TP] in order for it to be nutrient neutral. The calculations are included as Appendix A. The calculations are based on connecting to a new Bio Bubble waste water treatment works that will serve Edric's Green and other neighbouring properties.
2. In the budget calculator the mitigation site is within an area of free draining soils with an annual rainfall of 800.1 -850. The development's first occupation is estimated to be 1st December 2029. The current and proposed use of the 0.05 ha site are the same residential urban land. The assumed occupancy of the development is 2.4 persons with a water use of 120 litres per person per day in accordance with Natural England guidelines.
3. The works is owned and managed by Wiltshire Council. The performance of the works has been taken as 5 mg/l TP which is the precautionary performance standard adopted by the authority and accepted by Natural England. In the calculator 5 mg/l is included for the 'Package Treatment Plant – user defined'.
4. Currently all of the properties in Edric's Green including no 8 are linked to this works. It is proposed that the new property will link to the drainage system at manhole MH27 as shown on the plan below. The new installation has the capacity to deal with the additional flow. The works are located to the southwest. A wider area plan of the connections is included as Appendix B.



Proposed Drainage Connection Edric's Green

5. The upgrade of the works serving Edric's Green is part of the authority's strategic approach to phosphorus neutrality as set out in the appropriate assessment [AA] dated January 2026 ¹. This AA has been approved by Natural England to apply up to March 2027.
6. The authority has recognised the lack of suitable mitigation schemes in the Bourne catchment other than this council- led scheme.
7. As it is believed that the proposed development meets the qualifying criteria as set out in the appropriate assessment. Therefore, the required 0.64 kg TP credits should be available. These credits will enable the development to demonstrate its nutrient neutrality.

23/9/26 V3.1

¹[Generic AA River Avon SAC](#)

Appendices

A Phosphorus Budget - Land at 8 Edric's Green Cholderton

B Cholderton – Edric's Green Water Water Treatment Works Plan