

Techemet Permit Variation Duly Making Questions Response

This response document is intended to provide the response to the EA duly making questions as the email dated 18/08/26.

The response is in the form of a table where each point referenced on the email is answered individually.

Please note in addition to the points mentioned when completing the LEV location map it was noticed that the unit 10 layout was orientated wrong and has been rotate 180 degrees north to south. All documents which have this layout in them have been updated to correct the layout error (no other changes have been made) and resubmitted as detailed below.

- Application support Document (up rev to 1.1)
- Fire Prevention plan (up rev to 4.1)
- Appendix B – layout plan update to include LEV locations and unit 10 orientation

Table of Responses:

Email Ref	Summary of EA Question	Techemet Response
N/A	Habitats assessment required with the fee to be paid	Form Part F1 has been updated to include the habitats assessment fee and the box has been checked.
1	Provide an updated Part F form with the correct fee. £24,653.02 to pay.	Form Part F1 has been updated include the correct fee and all relevant sections and check boxes updated. Payment ref -TECHEMETLTDPSCAPPWASTETECHE02 Payment send – 24/08/26
2	Provide a dust and emission management plan (DEMP)	Please find included in the response email the DEMP for the facility
3	Provide the Noise Management Plan and the supporting data relied on in the Noise Impact Assessment.	As discussed during calls on the 20 th and 21 st of August 2026 to cover the developments in the planned variation since the NIA was drafted the noise consultant are carrying out additional monitoring and modelling. As agreed please find including in this response the modelling and monitoring as the current NIA which was drafted in September 2025 which cover the majority of the sites operating hours. As agreed we will supply the additional items as soon as possible which includes the NMP which will correspond to the updated NIA. The noise consultants indicated they will have the additional works completed no later than the end of September 2026. We plan to provide all the information – updated NIA, NMP and data files in one submission but we will be able to provided modelling and monitoring data as soon as completed if that is preferred.
3.1	Provide DGMR iNoise modelling files used to predict specific sound levels in .qsi format.	As 3 above – data for current NIA attached in the required format
3.2	Provide raw background sound survey data in spreadsheet or tabulated format.	As 3 above – data for current NIA attached in the required format
4	Confirm whether the Site Condition Report is intended to provide the Stage 1 to 3 assessment for relevant hazardous substances, and update Part C2 if required.	Confirmed was intended to provide stage 1 to 3 Part C2 5b has been checked and included as part of the response submission.
5	Confirm if baseline data has been provided or not. Was the form in error.	The form was completed in error and baseline date has been provided for the site. Part C2 has been updated and included in the response.
6	Provide current operating hours and proposed operating hours for all site activities.	Please regard the intend hours to the those listed in the application support document. Primary 2 shift system is planned with the option for 24hr operations. Please note the hours will be corrected in the updated NIA

7	Provide a single reconciled schedule of all proposed activities, treatment capacities, storage capacities and annual throughputs.	The tonnages and activities listed in the Application Support Document are the correct figures and represent the reconciled schedule. Please disregard the tonnages in the SCR they were added in error by the SCR consultants and do not reflect planned tonnages.
8	Provide a final drainage plan and confirm final drainage arrangements for the existing site, Unit 10 and extended installation boundary.	The drainage plans submitted in the application as section 3.3 of the support document are the final designs. The warehouse extension is currently being built and as such the drainage is not yet completed and as built may vary slightly. The building works are on track for completion around October and once completed a finalised as built drainage plan will be submitted to the EA and the SCR updated with this as built layout
9	Provide a site plan that includes the locations of the LEV systems.	Please find attached the updated Appendix B which as an additional layout included which show the planned LEV positions. Please note these may move slightly as the warehouse extension is being built and if there is any change we will update the plan and sent for approval.
10	Clarify how all waste stored or handled externally will be protected from rainfall and surface water runoff. Confirm whether all externally stored waste is kept in fully enclosed, weatherproof containers or skips, and whether rainfall comes into contact with any waste.	Waste stored outside are limited to general waste/recycling and clean scrap metal. We confirm that rainfall will not come into contact with any stored waste and all containers will be covered to prevent water ingress. The yard is also fitted with a class 1 interceptor which is checked, cleaned and maintained in accordance with the manufacturers recommendations.
11	If contaminated water is discharged provide the info in items 12 and 13 . all conditional on whether rainfall contacts waste, contaminated surfaces or residues before discharge.	N/A - screened out as item 10
12	If contaminated water is discharged, provide a Part C6 form.	N/A
13	If required, provide an H1 risk assessment or equivalent surface water pollution risk assessment. EA says it must incorporate most recent monitoring data, use proxy data where monitoring is unavailable, include all substances present in the discharge and include screening of all hazardous substances.	N/A