

Site Condition Report

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| 1.0 SITE DETAILS | |
| Applicants Name | Clive Soanes (Broilers) Ltd |
| Activity Address | Green Lane Farm Green Lane Tibthorpe Driffield East Yorkshire |
| National Grid Reference | 494841,458148 |
| Document Reference for Site Condition Report at permit application and surrender | 27 th March 2015 |
| | Location Plan |
| | Layout/Drainage Plan |

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| 2.0 Condition of the Land at Permit issue | |
| Environmental setting including: Geology Hydrogeology Surface Waters | <p>The poultry unit lies on level ground to the South East of Wetwang. Predominant land use is arable farming. Field pattern is semi large scale with a strong pattern of field boundaries. Nearest receptor is situated some 460 metres to the east. There is woodland to the southwest and northeast.</p> <p>The poultry houses are between 40 and 45 metres above sea level. Site clean water drainage all directed to soakaways.</p> <p>According to the British Geological Society, The site is underlain with Burnham Chalk Formation of the Cretaceous period</p> <p>Searches indicate the site is underlain with a Major Aquifer over a principal Bedrock Aquifer. Site is within a Ground water vulnerability zone. Site is within a Nitrate vulnerable Zone.</p> |

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| | <p>The site, and clean water drainage all flows into soakaways. There are no nearby watercourses. Average rainfall for this area is 1125 mm.</p> |
| <p><u>Pollution history including:</u></p> <p>Pollution incidents that may have affected land</p> <p>Historical land uses and associated contaminants</p> <p>Any visual/olfactory evidence of existing contamination</p> <p>Any visual/olfactory evidence of existing contamination</p> <p>Evidence of damage to pollution prevention measures</p> <p>Evidence of historical contamination</p> | <p>None noted on existing or additional ground</p> <p>Poultry production since 1990 Polluting substances – None noted Previous use prior to 1990 – general agricultural use, arable cropping Polluting substances – None noted Additional ground – previous use before 2015 general agricultural use, arable cropping Polluting substances – None noted</p> <p>All clean site drainage routed to soakaways</p> <p>None noted</p> <p>N/A</p> |
| <p>3.0 Permitted Activities</p> | <p>Seven poultry houses for Broiler chicken production, with planning permission being sought for an additional 3 houses. This will give a total of 252,000 places. The working area where vehicles operate is laid to concrete. Dust deposited on hard standing is regularly swept up and disposed of in accordance with the DEFRA Code of Good Agricultural Practice for the Protection of Water. Feed is delivered in covered lorries and stored on site in vermin proof steel galvanised bins.</p> <p>Carcasses are securely stored awaiting regular incineration in an approved incinerator.</p> <p>Immediately following depopulation, litter is removed off site to third parties and for use</p> |

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| | <p>on operator controlled ground with Duty of Care letters held from all recipients giving assurances of adhering to the DEFRA Codes of Good Agricultural Practices and sufficient available spreading acreage. The houses are then washed and disinfected prior to the cycle beginning again. Underground storage tanks will have been installed to catch all wash waters.</p> |
| Non permitted activities undertaken | N/A |
| Document References | <p>Location Plan Layout/Drainage Plan</p> |
| 4.0 Changes to Activity | <p>Variation for increase in bird places to 356,000. Variation to increase bird numbers with additional two poultry houses, additional standby generator and an additional biomass boiler. Additional ground to be included in the installation boundary.</p> |
| 5.0 Measures taken to protect Land | <p>Site will be operated in compliance with “how to comply” routine maintenance schedules are followed and recorded and with any abnormal operations recorded.</p> |
| 6.0 Pollution Incidents | N/A |
| 7.0 Soil, gas and water quality monitoring | <p>No monitoring will be undertaken at the installation.</p> |
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