

Pocklington

Non-Technical Summary

Environmental Permit Variation Application

Ashcourt Aggregates Limited

September 2025

Document prepared on behalf of Tetra Tech Limited.

Registered in England number: 03050297

DOCUMENT CONTROL

Document:	Non-Technical Summary
Project:	Pocklington
Client:	Ashcourt Aggregates Limited
Application	Environmental Permit Variation Application
File Origin:	\\ds-dc-vm-101\Data\Projects\784-B075526_Ashcourt__Permit\60_Output\61_WIP\Pocklington\TT Edits

Revision:	Final to EA	Prepared by:	Andrew Bowker
Date:	September 2025	Checked by:	Luke Prazsky
Status:	Final	Approved By:	Luke Prazsky
Description of Revision:			

Revision:		Prepared by:	
Date:		Checked by:	
Status:		Approved By:	
Description of Revision:			

Revision:		Prepared by:	
Date:		Checked by:	
Status:		Approved By:	
Description of Revision:			

Table of Contents

1.0	NON-TECHNICAL SUMMARY	2
2.0	SUPPORTING INFORMATION.....	4

1.0 Non-Technical Summary

1.1 Environmental Permit Variation Application

- 1.1.1 This Environmental Permit Application has been prepared by Ashcourt Aggregates Ltd (Ashcourt), in accordance with the requirements of the Environmental Permitting (England and Wales) Regulations 2016 as amended.
- 1.1.2 This application relates to Ashcourt's Pocklington site located at Halifax Way, Pocklington, YO42 1NR. The application site is detailed in the Site Permit Boundary Drawing shown as Appendix 1.
- 1.1.3 Ashcourt currently hold a Standard Rules Environmental Permit (EPR/KB3404GT) for the site which was issued in July 2022 and was subsequently transferred in May 2023. The permitted activities comprise those under Standard Rules Reference SR2009 No6 which involve an inert and excavation waste transfer station.
- 1.1.4 Ashcourt are seeking to vary the existing Environmental Permit to incorporate the following changes:-
- Removal of the SR2009 No6 Activity;
 - Addition of a physical non-hazardous treatment activity (crushing and screening);
 - Addition of a soil washing facility;
 - Increase in the permitted tonnage comprising:-
 - 75,000 tonnes storage.
 - 800,000 tonnes per year annual throughput.
 - Addition of a number of new EWC codes for the soil washing activity.
- 1.1.5 The physical treatment activity will replace the extant SR2009 No6 activity as the site location is not able to meet the requirements of the consolidated SR2022 No1.
- 1.1.6 The soil washing facility will be operated as follows.
- 1.1.7 Materials will be fed into a hopper with the assistance of mobile plant and will then travel along a conveyor, at which point any small pieces of scrap metal which may be present within the waste loads will be removed using an overband magnet.
- 1.1.8 Any oversize materials (particles 100mm - 150mm) will be removed via a screener subject to materials feed.
- 1.1.9 The remaining waste material, varying in size depending on market demands, will then travel along a log washer where it will be sprayed with wash water. After passing along the log washer, the clean waste materials will be separated into smaller fractions via a gravel sizing screen.

- 1.1.10 The sand and silt fraction together with most of the water passes through screen and enters a sump from where it is pumped into a hydrocyclone or plate press, which will separate the sand from any contaminants. The water will be recirculated back into the washing process.
- 1.1.11 All outputs from the Soil Washing Facility will be classed as products under the WRAP Quality Protocol for Aggregates. However, any waste from the site will be categorised as set out in WM3 in accordance with Section 5.1 of the Appropriate Measures.
- 1.1.12 All treatment activities will be undertaken in accordance with Section 5 of the Appropriate Measures. The site will have accurate and up-to-date written details of the treatment and abatement and control equipment utilised. Information about the characteristics of the waste to be treated and the waste treatment processes include:-
- Simplified process flow sheets that show the origin of the emissions;
 - Diagrams of the main plant items where they have environmental relevance, for example, storage, tanks, treatment and abatement plant design;
 - Details of physical processes e.g. separation, compaction, shredding, heating, cooling or washing;
 - An equipment inventory, detailing in plant type and design parameters;
 - Waste types to be subjected to the process;
 - The control system philosophy and how the control system incorporates environmental monitoring information;
 - Process flow diagrams (Provided within Appendix 5);
 - The hourly processing capability of waste treatment equipment; and
 - Summary of operating and maintenance procedures.
- 1.1.13 This application is accompanied by all relevant documentation, as required by the aforementioned Regulations, and in the format set out in the Environment Agency (EA) guidance documents. Details of the supporting documents are provided in the following section.

2.0 Supporting Information

2.1 Application Forms

2.1.1 Forms A, C2, C4 and F1 have been included as part of this application.

2.2 Pre-Application Discussions

Part C2, Question 1a

2.2.1 A previous application was submitted to the Environment Agency and was subsequently withdrawn. Whilst no formal re-application has been undertaken, the advice from the not duly made notification has been taken into account within this application.

2.3 Type of Variation

Part C2, Question 2a

2.3.1 The application comprises of a substantial variation due to the level of assessment and consultation requirements for the addition of a soil washing facility.

2.4 Ability as an Operator

Part C2, Question 3b

2.4.1 The site will be managed by an individual who possesses the required level of technical competence.

2.4.2 Evidence of technical competence for the site has been provided for Stuart Wells.

2.5 Management System

Part C2, Question 3d

2.5.1 Ashcourt has an accredited environmental management system in place which is compliant with the requirements of ISO 14001.

2.5.2 According to the guidance notes that accompany the Part C2 application form, an indicative summary and relevant certificates are to be provided if the proposal involves a waste installation or waste operations. As such, an indicative summary of the site's environmental management system and a copy of Ashcourt's ISO 14001 Certificate is provided with this application as Appendix 1 within the Technical Standards and EMS.

2.6 Site Plan

Part C2, Question 5a

- 2.6.1 A site layout plan has been prepared to show the indicative layout of plant and storage areas on-site and is shown as Appendix 8.

2.7 Site Condition Report

Part C2, Question 5f

- 2.7.1 The site will require an increase in permitted area. A Site Condition Report, including Phase 1 and Phase 2 Ground Assessments, is provided in support of the application.

2.8 Environmental Risk Assessment

Part C2, Question 6

- 2.8.1 An Environmental Risk Assessment (Appendix 6) has been prepared to consider the potential impact of the proposed activity. The Environmental Risk Assessment (ERA) is concerned with the nature and extent of any linkages between the source of any environmental hazards and the receptors which may be susceptible to harm; such linkages being termed pathways. Where potential for harm is identified, the assessment identifies the management techniques which will be utilised to mitigate such impacts.

2.9 Operating Techniques

Part C4, Question 3a

- 2.9.1 An Operating Techniques document has been prepared that describes how the operating techniques will be implemented at the site.
- 2.9.2 A copy of the Technical Standards and EMS is provided as Appendix 1 of the Environmental Permit Application.

2.10 General Requirements

Part C4, Table 2

- 2.10.1 According to the EA's 'Control and monitor emissions for your environmental permit' guidance indicates that a dust management plan is required if a site is "*keeping or treating (or both) aggregates, soils, ashes or similar materials*". As such, a Dust & Emissions Management Plan (Appendix 3 of the Environmental Permit Application) has been prepared to describe the measures that will be in place to prevent occurrence of dust from the proposed activities.

- 2.10.2 The Environmental Risk Assessment (Appendix 7 of the Environmental Permit Application) and the Operating Techniques Document (Appendix 8 of the Environmental Permit Application) has been prepared to address how the risk of odour from the proposed changes will be minimised.
- 2.10.3 A Noise Impact Assessment and Noise Management Plan have been prepared in support of the application and are included as Appendix 2.
- 2.10.4 A Wash Water Management Plan has been provided with the application to identify procedures for how the operator will manage any waste water from the Soil Washing activity.

2.11 Application Fees

Part F1, Question 1

- 2.11.1 It is considered that the application fee will comprise the following:-

Activity Reference	Description	Application Type	Fee
1.16.14	Physical and chemical treatment of non-hazardous waste	New Activity	£7,930
1.16.12	Physical treatment of non-hazardous waste	Substantial Variation	£7,137
1.9.9	Dust Management Plan		£620
1.19.7	Noise and Vibration Management Plan	-	£1,246
Total			£16,933