

## Fourteen ♦ Conclusions

14.1 Part A of this document considered the need for the project from the perspectives of both regulatory requirements and local environmental circumstances. This need was acknowledged by the Secretaries of State in their 2007 planning appeal decision concerning Southern Water's previous proposals for the site, and has been acknowledged also by local authorities in the area of the project.

14.2 In order to define a project capable of meeting this need whilst responding to local environmental and amenity considerations, Southern Water undertook extensive consultations and a comprehensive review of site options and design alternatives. This approach was supported by the Secretaries of State in their appeal decision. In particular, they supported the proposed location of required wastewater treatment and flow transfer infrastructure.

14.3 Although the planning appeal was dismissed on design grounds relating specifically to the wastewater treatment works site in Peacehaven, the inquiry inspector and the Secretaries of State concluded that an acceptable design solution was at hand provided that certain specified amendments were made to the project. In most other respects, they found the proposals to be satisfactory.

14.4 Following a further review of site selection to identify any material changes of circumstance, these design amendments – a raised landscape mound at the eastern end of the works and a lower ground level at the western end, together with the incorporation of a green roof on the main treatment works buildings – were applied in the revised proposals that form the subject of the current planning application. This design and access statement shows that, in combination, these measures have the effect of setting the buildings into the landscape. The green roof would bring a range of sustainability benefits, and represents an innovative design approach that would respond to the local context as identified during the processes of site selection, environmental assessment and design evolution.

14.5 Other sustainable development benefits of the proposals include wildlife habitat creation to promote biodiversity, and the incorporation of a combined heat and power plant within the treatment works, employing the methane-rich biogas liberated during the digestion of sewage sludge as a renewable energy source.

14.6 Access arrangements for the treatment works have been agreed with the county highway authority and were acknowledged to be an acceptable solution in the 2007 appeal decision.

14.7 This design and access statement has also explained how flow transfer infrastructure has been sited and designed in a sensitive manner. This includes the proposed pumping station at Portobello, which would be substantially underground and would also feature a green roof.

14.8 In conclusion, this document has shown how Southern Water has

adopted a comprehensive design approach, embracing architecture, landscape design and engineering considerations and informed by extensive consultations and a close analysis of the application site and surroundings. Southern Water is proposing a refined design and access solution to meet a significant national need for modern wastewater treatment.

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