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Sent: 02 March 2016 10:26

To: Robert Major; Heather Coar; Louise Gill

Cc: Louise Gill (

Subject: Proposed cattery and stables, Four Acres, Wiswell. Noise and Odour Management Plans. Application 3/2016/0079

Good morning. I am writing following the site meeting with Heather and Louise on Monday 29th February. The purpose of the meeting was to discuss the Environmental Health requirements relating to the above application. This email deals with the matters we discussed.

1) Cat isolation facility. Attached is a revised site plan, drawing AVS-02-02B, which shows the location of the proposed isolation unit. The isolation unit would be situated away from the main cattery, housed in a separate small building as indicated on the plan. The unit would be facing west down the field. Any unwell cat would be cared for in the isolation unit until they are transferred to the local vets with whom the applicants have an agreement. This arrangement will be highlighted in the owner's consent form so that the policy for unwell cats is clear.

2) Noise Management Plan. The building housing the cat pens will be constructed with cavity walls and include noise insulation. All windows will be double glazed. The cat pens will have external balconies but these will be open during the daytime only and closed after 1800hrs. Any cat which is disturbed and crying will be denied access to the balcony at all time until it settles down. Again these arrangements will be made clear in the owner's consent form. The effect of these measures is that there will be no noise nuisance arising from the cattery building.

The cattery will operate strict opening hours so that visitors to the site will be limited to 8.00hrs – 10.00hrs and 16.00hrs – 18.00hrs, Monday to Friday. 08.00hrs – 10.30hrs on Saturday. By appointment only on Sundays. Cats may be collected and returned home by prior arrangement in exceptional circumstances. Notices will be erected to ensure visitors are aware to be quiet and mindful of neighbouring properties when visiting the site.

The livery will be limited to a maximum of two stables and will be on a part-livery basis so visits should be limited to once per day. The manege will be limited to daytime use only and will only be available for the applicant's personal use and use by the livery holder(s). No use will be allowed by other visitors and no commercial use will be permitted. Liveries will be asked to dismount at the exit from the property if they are going out hacking to avoid overlooking neighbours. The access track is private and will serve the applicants property only.

3) Odour Management Plan. The cattery will have sealed waste bins which will be emptied as necessary and removed from site at regular intervals. The waste containers will be stored in locked freezer prior to their removal by a waste management company. These measures will ensure that all odour nuisance and other potential problems such as flies are eliminated.

The midden will be constructed in sealed blockwork and include a bund to ensure that no effluent can escape from the structure. It will have removable / retractable roof to prevent rain entering and to contain any odour emission. The open side will face towards the road, away from the nearest house. With these measures any odour arising from the midden will be minimal and it will be emptied periodically as necessary.

I trust these proposed measures reflect our on-site discussions. Whilst the applicants will implement the proposals as described they are happy to accept any conditions necessary to ensure compliance.

Please let me know if you wish to discuss any aspect of this email. Many thanks, Andrew

Andrew Walker

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