

Eastern Quarry, Ebbsfleet

Client: Metropolitan Infrastructure Limited

Project: Utilities Infrastructure

Scale: On-site Wastewater Treatment Works to serve Ebbsfleet Garden City Eastern Quarry development

Services: Strategic Planning Advice, Planning Services, EIA Screening



“White Peak Planning provided strategic planning advice balancing technical and scheme constraints to deliver a flexible & commercially viable consent. White Peak continue to support the scheme through Discharge of Conditions to enable delivery to programme in a cost effective way.”

Paul Dakin, Principal Project Manager
Metropolitan Infrastructure Limited

White Peak Planning were instructed to conduct an initial appraisal of options for wastewater treatment works (WwTW).

An off-site solution was deemed too costly and posed a significant risk to the environment and build programme. To address this an alternative on-site option was chosen. Delivering an on-site WwTW presented its own challenges:

- Maintaining scheme flexibility to respond to changes in demand;
- Enabling Eastern Quarry to develop without restrictions;
- Address environmental concerns due to location on a major Aquifer above a potable water supply;
- Provide a cost effective solution; and
- Multiple stakeholders including a newly formed Urban Development Corporation (UDC).

During the planning application process we liaised with the various planning authorities involved and oversaw technical work to deliver WwTW above ground level with appropriate containment to satisfy the Environment Agency. We ensured WwTW was rigorously tested to deliver a design-led solution reducing potential impact on future land uses. As part of our role we also successfully screened out the need for an EIA.

We successfully obtained a hybrid consent, enabling the first phase to be developed allowing for future design flexibility in stages 2 & 3. Following this, we successfully attained a Marine Licence from the Marine Management Organisation for foul and stormwater outfalls serving Whitecliffe, a 667-acre strategic mixed-use development that forms the largest development site within the Ebbsfleet Garden City.

For more information about this project please contact Chris Garratt at: [Email: Chrisg@whitepeakplanning.co.uk](mailto:Chrisg@whitepeakplanning.co.uk)



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