

Bury Metropolitan Borough Council
Town Hall
Knowsley Street
Bury
Lancashire
BL9 0SW

Our ref: SO/2024/124613/03-L01

Your ref: 70222

Date: 22 September 2025

Dear Sir/Madam

**DISCHARGE OF CONDITIONS 4, 6 AND 8. FORMER MONDI/HOLCOMBE MILL,
BRIDGE STREET, RAMSBOTTOM, BURY, BL0 0BS**

Thank you for referring the above application for the discharge of conditions 4, 6 and 8. to the Environment Agency. We would like to make the following comments.

Environment Agency Position

We have reviewed the submitted letter report from Betts Geo Ltd, dated 7 October 2024, concerning piling and borehole decommissioning. We have also referred to our previous advice to the local planning authority (Ref: SO/2024/124613/02-L01, dated July 2025).

Condition 4 – Phase 1

Our records indicate that we have previously advised the planning authority on Condition 4 for Phase 1. Based on the information provided, we are satisfied that **Condition 4 attached to planning permission 70222 can be discharged** at this time.

Condition 4 – Phase 2

However, for Phase 2, we are **unable to recommend discharge of Condition 4** currently. Further investigation, testing, and assessment are required. We advise that this should include a methodology to bring the waste material back into use, in line with the Environment Agency's position under the **Waste Framework Directive (2008/98/EC)**, specifically Articles 6(1) and 6(2).



Condition 6 – Borehole Decommissioning

We are **unable to recommend discharge of Condition 6** currently due to insufficient information in the letter report regarding the safe decommissioning of boreholes on site.

We recommend the applicant refer to the Environment Agency's guidance:

Good Practice for Decommissioning Redundant Boreholes and Wells (2012), available at:
https://webarchive.nationalarchives.gov.uk/ukgwa/20140328084622/http://cdn.environment-agency.gov.uk/LIT_6478_8cbe6f.pdf

Please forward a copy of this letter to the applicant.

Yours faithfully

Mrs. SYLVIA WHITTINGHAM
Planning Advisor

Direct e-mail SPPlanning.RFH@environment-agency.gov.uk