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| Ms Lisa WaltonCouncil of the Isles of ScillyPlanning and Development ManagementTown HallSt. Mary'sIsles of ScillyTR21 0LW | **Our ref:** DC/2015/117196/01-L01**Your ref:** P/15/052/FUL**Date:**  11 August 2015 |

Dear Ms Walton

**ENVIRONMENTAL IMPACT ASSESSMENT SCREENING FOR A BOAT STORE AND NEW SLIP**

**NEW GRIMSBY, TRESCO**

Thank you for your email of 21 July 2015 requesting our view in respect of the above proposal.

**Environment Agency position**

With regard to the matters within our remit we consider that the proposal is unlikely to have significant environmental effects. However, it would still be necessary for the proposal to ensure it does not increase flood risk to others and to follow normal pollution prevention and waste management protocols.

**Advice for the applicant**

With regard to potential impacts from the construction and operation of the slipway below Mean High Water Springs, it is a matter for the Marine Management Organisation and Natural England to comment on.

With regard to development above Mean High Water Springs it appears from the plans that the slipway goes through the existing coastal defence. It is essential that the proposal does not increase flood risks as a result of this and therefore any application will need to be supported by information to demonstrate how the existing standard of defence will be maintained and whether it is possible for the proposal to improve the level of protection.

It will also be necessary for the development to:

* adhere to our pollution prevention advice during construction (see our Pollution Prevention Guidelines at <https://www.gov.uk/government/collections/pollution-prevention-guidance-ppg>);
* recognise the true costs for tight waste management and disposal or recovery of construction and demolition waste arisings; and,
* consider the need for any discharge permits to support any foul water drainage facilities the building may contain.

Yours sincerely

**MARCUS SALMON**

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