

## ENVIRONMENTAL PLANNING SERVICES



Plowman Craven's in-house Environmental Planning team provides a range of services including surveying, monitoring and consultancy across key sectors. We help you identify and minimise environmental risks and maximise the potential for your sites, providing support at every stage of a project's lifecycle from feasibility and pre-acquisition through to design, planning, construction and end use.

[www.plowmancraven.co.uk](http://www.plowmancraven.co.uk)



# Why choose **Plowman Craven?**

Our environmental services are fully integrated with our Infrastructure, BIM, Property and Monitoring services.

Our environmental monitoring and management services are fully integrated with PC Monitoring, Plowman Craven's structural monitoring division, for centralised installation, management and delivery of a complete package.

- **Enhancing Reputations** – our consultative approach, backed-up by expert knowledge, helps build strong relationships with key stakeholders
- **Avoiding Programme Delays** – complaints can lead to delays. Our services are designed to predict and resolve environmental issues before they happen
- **Comprehensive Risk Management** – structural and environmental monitoring managed together, consolidating risk
- **Efficiencies and Time Savings** – our integrated approach reduces project management time and creates programme efficiencies
- **Cost Savings / Value Engineering** – our efficiencies are passed on to clients in the form of quantifiable cost-savings
- **Broader Services** – offering seamless integration with Plowman Craven's Infrastructure, BIM, Property and Structural Monitoring divisions



# Services

We provide a range of Environmental Planning services including surveying, monitoring and consultancy with a particular experience in the construction sector, and our services are designed to minimise risks for our clients by combining expert technical knowledge, cutting edge technology and a consultative approach to stakeholder engagement.



## Pre-Acquisition Surveys and Environmental Due Diligence

Environmental due diligence is an increasingly important part of corporate due diligence and failure to adequately assess environmental risks can lead to unexpected costs and project delays. We offer pre-acquisition environmental assessment services which feed into feasibility studies, helping to identify environmental issues and opportunities and maximise potential for a site portfolio.

Our services include:

- Environmental feasibility studies and early planning mitigation
- Environmental desktop surveys – including contamination, ecology and flood risk
- Review of environmental contractual obligations
- Identifying onerous environmental requirements and associated cost implications
- On-site environmental surveys to assess viability and likely need/cost of environmental mitigation

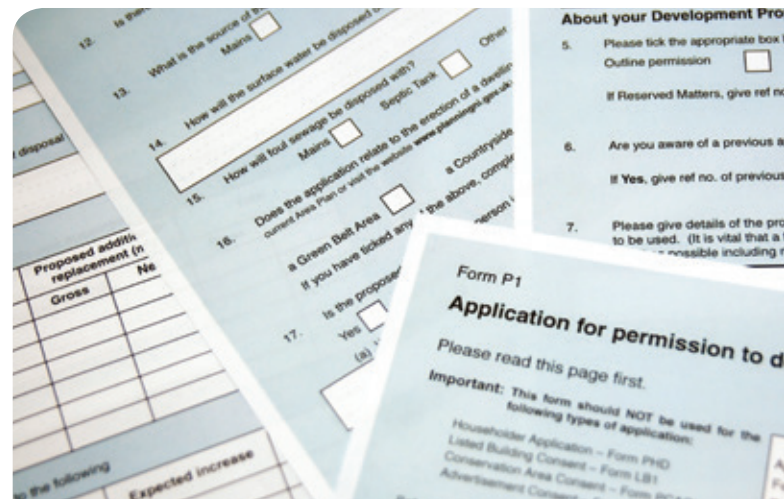


## Planning Applications Support

We offer a range of environmental surveys and assessments to support the planning process including contamination, ecology, noise, air quality and rights of light. We also provide support with local authority technical liaison and have a proven track record of achieving mutually beneficial planning outcomes.

Our planning related services include:

- Support with planning applications, including Section 73 and Reserved Matters applications
- Environmental Impact Assessments (EIA) management and coordination
- Expert review of environmental planning requirements
- Technical reporting including noise, air quality, ecology and flood risk
- Stakeholder management



## EIA Management and Coordination

We undertake, coordinate and manage Environmental Impact Assessments to determine the likely significant environmental effects of new developments including residential, commercial and retail. We also have experience with energy and infrastructure developments, taking clients through each step of the process from initial Screening and Scoping to the production of the Environmental Statement.

Services include:

- EIA Screening to determine if an EIA is required
- EIA Scoping to agree the approach of the EIA
- Undertaking EIA to determine the likely significant environmental effects of a new development
- Preparation of Environmental Statements and Non-Technical Summaries
- Section 61 Consultancy Advice



## Stakeholder Engagement

We provide consultation throughout the planning process from initial feasibility to demolition and construction. Our collaborative approach helps build strong working relationships with all stakeholders to ensure the best possible outcome.

Services include:

- Consultation with all key stakeholders including local authorities, Environment Agency, Natural England and Historic England
- Attendance at pre-application meetings and public exhibitions



## Noise, Vibration and Air Quality Monitoring

We offer a full range of automated and manual, noise, vibration and air quality surveys and monitoring using state-of-the-art monitoring systems. We provide real-time web interfaces to help keep clients and stakeholders engaged and informed. SMS texts are triggered automatically to notify site managers when levels are elevated in order for them to take action to avoid complaints.

A full range of structural and deformation monitoring services are available through PC Monitoring.







## Planning Condition Discharge

Once consent has been granted, we provide advice and support throughout the demolition and construction phases.

Services include:

- Discharge of environmental planning conditions including Reserved Matters applications
- Post-planning advice including Section 73 applications

## Construction Environmental Management

Noise, vibration and dust from construction activities can cause significant risk to contractors and developers and, when not properly managed, can lead to programme delays, commercial impacts and reputational damage.

We provide assistance in the preparation and management of Construction Environmental Management Plans (CEMP), especially in relation to the more technically complex elements such as noise and vibration or materials management for remediation projects.

We offer a range of assessment, monitoring and consultancy services to minimise potential risks and achieve compliance with local authority requirements, including:

- Noise, vibration and air quality modelling of construction activities in advance of construction to predict possible impacts and potential for complaints
- Cost-effective advice regarding environmental mitigation measures
- Invasive species, ecology and archaeology surveys
- Assistance with management/closure of outstanding contaminated land planning conditions
- Environmental management plans and trigger action plans and support gaining consents
- Material and soil management plans for sites with significant earthwork requirements or contamination risk
- Discharge of planning conditions

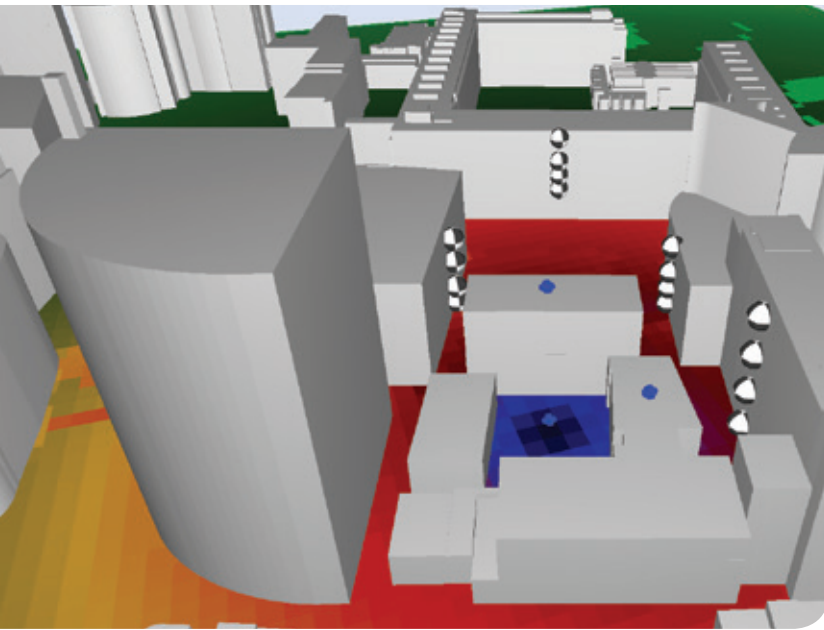


## Pre-Completion Air Tightness and Sound Insulation Testing

We offer accredited air tightness and sound insulation testing to contractors and developers to satisfy Building Regulation requirements. These services are provided in combination with our Area Referencing services, offering a comprehensive 'one-stop shop'.

Our experienced teams respond at short notice on the largest of projects. Should the test fail, we provide simple and cost-effective mitigation advice to help resolve any problems.





## *“Not just another environmental consultancy”*

Our experience and expert knowledge means we are ideally placed to minimise environmental risks and maximise opportunities at every project stage.

### **An integrated approach**

Our environment services are integrated with our broader surveying and measurement services throughout the project lifecycle. This integrated approach saves you valuable time, working with one company rather than several, and creates efficiencies in our delivery, leading to significant cost-savings.

### **Innovation tailored to your needs**

Over the last 50 years, Plowman Craven has built a reputation for innovation. We utilise the tools and technology developed in the business to add value to our environmental services – including tools to manage and present environmental data in a BIM environment.

### **An expert team**

Our experts have a long and successful track record in the environmental industry, having held senior positions in some of the UK's largest consultancies. This experience and expert knowledge means we are ideally placed to minimise environmental risks and maximise opportunities at every project stage. We utilise both our in-house team and a network of trusted strategic partners, meaning we can flex to the requirements of any project.





# Projects

Our consultative and expert approach means we can identify and minimise environmental risks on projects. This is demonstrated by a strong track record working on some of the largest developments in the UK.



## West Thamesmead Gateway

West Thamesmead Gateway is a proposed mixed-use development of a 17-acre industrial site in Plumstead, London. When complete, it is expected to create more than 1,500 new homes and a range of business premises.

Plowman Craven was appointed to carry out the Environmental Impact Assessment (EIA) for the proposed scheme. We undertook a range of surveys to establish the environmental baseline conditions for which the impact of the proposed development will be assessed against. These included acoustic monitoring; air quality monitoring; ecology and arboricultural surveys; townscapes and visual; archaeology, with results helping to inform design development and also reduce the impact of the project on the local environment.



## Turner Free School

A multi-phased development at Turner Free School required a range of surveys to identify environmental risks.

Plowman Craven was appointed to survey the site to identify whether reptiles, bats or great crested newts were present and, if so, to determine the population of the species and advise if any mitigation measures were required. It was also discovered that the site was at a low-high risk of surface water flooding and we therefore advised that the development proposals mitigated this risk or avoided development within those particular areas. The heritage risk report identified that proposed works were localised and unlikely to affect archaeological remains.



## Cambridge Ecological & Arboricultural Surveys

Plowman Craven was commissioned by Greater Cambridge Partnership to carry out a Preliminary Ecological Appraisal (PEA) of a survey area incorporating the majority of the existing A1307 corridor between the southern outskirts of Cambridge and Haverhill. This included a Phase 1 habitat survey, an ecological evaluation and a protected species assessment including a great crested newt habitat suitability index assessment and presence/likely absence (eDNA) survey. A preliminary invertebrates assessment and arboricultural survey were also completed for the scheme.

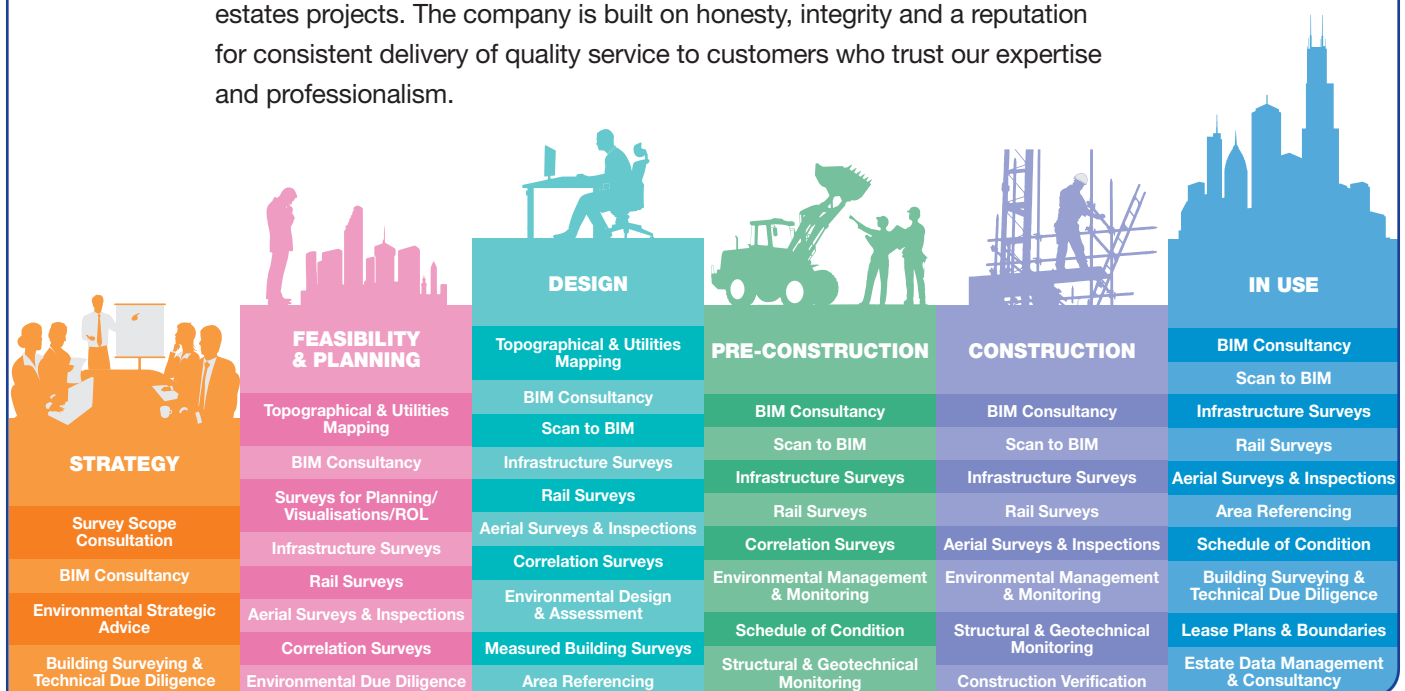
The aim of the survey was to provide baseline ecological and arboricultural information about the survey area and was used to identify the constraints associated with the proposed improvement works.



# About **Plowman Craven**

**Plowman Craven** provides integrated measurement and consultancy services to the property and infrastructure markets, pioneering the use of technical innovation to deliver proven expertise and trusted results throughout the project lifecycle.

With more than 50 years' industry experience, Plowman Craven has contributed to many of the UK's high-profile redevelopment, infrastructure, heritage and estates projects. The company is built on honesty, integrity and a reputation for consistent delivery of quality service to customers who trust our expertise and professionalism.



## Head Office:

Plowman Craven House  
Lea Business Park  
Lower Luton Road  
Harpenden  
Hertfordshire AL5 5EQ  
Tel: **+44 (0)1582 765566**

## London Office:

115 Southwark Bridge Road  
London SE1 0AX  
Tel: **+44 (0)20 7490 7700**

Email: [info@plowmancraven.co.uk](mailto:info@plowmancraven.co.uk)

## Birmingham Office:

20 Colmore Circus, Queensway  
Birmingham B4 6AT  
Tel: **+44 (0)121 262 4218**

Web: [www.plowmancraven.co.uk](http://www.plowmancraven.co.uk)

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**Consult. Trust. Innovate.**