



Sustainability Assessment Statement for the proposed construction of 2 single span tunnels

Company - Orchard Nursery Plant Centre Ltd

**Site: - Orchard Nursery
Holtye Road
East Grinstead
West Sussex
RH19 3PP**

Date – 04 November 2025



Figure 1 - Proposed area looking East



Figure 2 - Proposed area looking West

Energy Use:

The tunnels will be used for growing at ambient temperature. As a result they will not require any heat or cooling in them. The tunnels will warm themselves with the sun enabling growth of plants to start earlier than if the crop was grown in the open. Temperature control is achieved by the doors and sides being opened and closed manually. This is already done on site with the existing growing tunnels.

Water efficiency:

Over the whole site watering is conducted by hand only. This ensures minimal wastage and only plants that need watering are done. A calculation on the amount of water used is dependent on factors such as weather, temperature and growth of the plants at different times of year. Some water is collected for use on site.

Flood risk and drainage:

The site does not lie in a flood area and the proposed area for the tunnels stays well drained.

Rainwater from the tunnels will come down the sides directly onto the ground. (No gutter can be installed on single span tunnels). A wrapped, perforated 110mm land drain will be installed between the tunnels and on the outsides to act as a water attenuation and to then release water back into the ground. This is just to make sure the centre path does not become boggy.

As a result, rainwater will not need to be channelled anywhere and will be absorbed back into the ground.

No non-permeable paths are required, and gravel will be used where needed to access the ends of the tunnels and the path between where mowing will not be possible.

The area between the tunnel and the hedge will remain as grass

Materials: The tunnel is constructed from steel hoops with a plastic sheet cover. With one tunnel having a mesh side for added ventilation.

Pollution: Minimum noise or other pollution will be made. As the majority of the construction work will be done by hand. As the site is level only a small amount of earth works is needed to strip the grass in the tunnel area and dig post holes.

Ecology: The area for the proposed tunnels is an area of unused grass that has been kept vacant in preparation for the addition of extra growing space requirements. It has been mown regularly to discourage weed growth and seed from these getting into nursery stock grown nearby. Along one side of the proposed site is an existing hedge which will remain and continue to be cut annually according to legislated requirements.

On the Eastern side of the site a hedge was planted 3 years ago in anticipation of the construction of new tunnels to provide protection from the wind and support an older deer fence. (See Figure 3). This will help to create a new area for the

large amount of biodiversity already on site to thrive. This hedge will be maintained as per the other hedges once it reaches the desired height.



Figure 3 – Hedge planted 3 years ago.

While we do not grow organically, we only use what controls and feeds are strictly necessarily. This is based on our findings over the last 20 years that reducing them year on year has enabled natural controls and biodiversity to increase. We use natural controls where possible, for example with the use of nematodes for treating Vine Weevil.

Waste management:

Waste from the growing on site will be either composted on site and then re used or removed by our current waste contracts with The Recycling Partnership Ltd. which operate to recycle as much as they can from any waste and then used in direct energy recovery or refuse derived fuel.

Waste from the construction will be minimal and we will reuse what we can first before it is sent for recycling or energy recovery by The Recycling Partnership.

Community and wellbeing:

The more we can grow the less we have to buy in as larger plants. This will result in fewer lorry's needed to bring stock onto site and the frequency of their visits. With the reduction in nurseries in the district and surrounding districts the need for residents to have somewhere to get plants to improve their local environment has increased.

By growing as much as we can ourselves it has a greater impact on the quality and health of the plants we can supply to our customers. We are able to care for and inspect plants more carefully and react to plants that need it, rather than larger growers that would have a generic spraying regime to prevent pests, using far more chemicals.

All deliveries to site are asked to be between the times of 8.30am and 5.00pm. This is to reduce disruption to local residents.