

# **Consultee Comments for Planning Application**

## **DC/21/0792/FUL**

### **Application Summary**

Application Number: DC/21/0792/FUL

Address: Plot 1 S R Builders Station Road Haverhill Suffolk

Proposal: Planning application - five flats (following the demolition of industrial building)

Case Officer: Lindsey Wright

### **Consultee Details**

Name: Mr Matthew Axton

Address: West Suffolk House, Western Way, Bury St Edmunds, Suffolk IP33 3YU

Email: Not Available

On Behalf Of: Environment Team

### **Comments**

CONTAMINATED LAND:

The application is supported by a Phase 1 Desk Study Report undertaken by Oakley Soils, reference EEE/42 dated May 2021. The report provides a summary of the history and environmental setting of the site and surrounding area and includes the findings of a site walkover. The report includes a conceptual site model and risk assessment. The report concludes that no intrusive work is necessary although recommends a watching brief is undertaken.

This Service is in agreement with the conclusions of the Oakley Soils report and we do not require any land contamination condition on this occasion. We do, however, recommend the below informative:

If during development, contamination is encountered which has not previously been identified then it would be in the best interest of the developer to contact the Local Planning Authority as soon as possible, as they should be aware that the responsibility for the safe development and secure occupancy of the site rests with the developer. Failure to do so may result in the Local Authority taking appropriate action under its obligations of Part 2A of the Environmental Protection Act 1990.