Online Comment

Application	H09-0845-22
Location	Land to West of Fen Road & Tudor Way Holbeach
Proposal	Erection of 100 dwellings with associated parking, roads and drainage

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Name	Jeanette Reith
Address	Environmental Protection - South Holland District Council

Date Submitted	25-02-23
For/Against	Comments

Thank you for consulting me on this planning consultation.
I have reviewed the Combined Phase I Desk Study and Phase II Exploratory Investigation by GeoDyne Project No: D42030A dated 21 June 2022 and it is accepted.
I refer the developer to the recommendations in Section 9 of the report and recommend the following conditions to any permission granted:
Contamination
In the event that contamination is found at any time when carrying out the approved development that was not previously identified it must be reported immediately to the Local Planning Authority (LPA). An investigation and risk assessment must be undertaken in accordance with details to be agreed with the LPA. Where remediation is necessary, a remediation scheme must be submitted to and approved in writing by the LPA. Following completion of measures identified in the approved remediation scheme a verification report shall be submitted to and approved by the LPA.
No deviation shall be made from this scheme without the express written agreement of the LPA. If during redevelopment contamination not previously considered is identified, then the LPA shall be notified immediately and no further work shall be carried out until a method statement detailing a scheme for dealing with the suspected contamination has been submitted to and agreed in writing by the LPA.
Reason: To assess whether the site is polluted and to address any pollution to ensure a satisfactory development. This issue is integral to the development and therefore full details need to be finalised prior to the commencement of works. This Condition is imposed in accordance with Policy 30 of the South East Lincolnshire Local Plan, 2019
Asbestos
Depending upon the age of the building(s), building structures may contain asbestos containing building materials. It is recommended that an assessment is made to determine if asbestos containing materials are present in the building(s) prior to demolition.
If asbestos is identified a scheme to address the management and/or safe disposal of asbestos and asbestos containing materials must be submitted to and approved in writing by the local planning authority. The scheme shall include details of, where necessary, an asbestos identification survey by a qualified contractor, measures to be adopted to protect human health and the preferred asbestos disposal route, unless the local planning authority dispenses with any such requirement in writing.