

Online Comment

Application H11-0481-19
Location WINDMILL GARAGE 34 WISBECH ROAD LONG SUTTON PE12 9AG
Proposal Details relating to contamination (Condition 7 of H11-0488-17)

Name Sue Armour
Address Environmental Protection Officer SHDC, Priory Road Spalding PE11 2XE

Date Submitted 22-05-19
For/Against Comments

I have reviewed the Goldfinch Environmental Ltd geoenvironmental desk study report 'Proposed residential development former Windmill Garage, Wisbech Road, Long Sutton, Lincs' ref 0427/1 dated April 2017.

I am unable to recommend discharge of condition 7 of H11-0488-17 and disagree with the findings of the report.

The site has a long history of:

- Fuel sales, including petrol and diesel from below ground tanks which remain in situ.
- Vehicle servicing and repair
- Paint spraying

The report also indicates that there is evidence of:

- Current and historic poor waste disposal
- Vehicle breaking

I therefore consider that site investigation is most definitely warranted at this location, and that it should include soil and groundwater sampling across the whole of the site. This may need to be a phased investigation, before and after demolition/site clearance.

It should be supported by a revised desk study which adequately considers the potential risks to future receptors, including the potential for human health exposure to hydrocarbon vapours from groundwater. I suggest that reference is made to the Yorkshire and Lincolnshire Pollution Advisory Group ('YALPAG') document 'Development on Land Affected by Contamination Technical Guidance for Developers, Landowners and consultants' V10.3 and the relevant DoE Industry Profile - Road vehicle fuelling, service and repair - garages and filling stations.

No information is given as to the nature of the tank decommissioning, and I strongly suggest that contact is made with Lincolnshire Fire & Rescue who are the Petroleum Enforcing Authority for information.

As with every site, I strongly recommend that the applicant obtains a number of quotations for site investigation.