

From: planning

From: Daniel Sutcliffe
Sent: 08 March 2016 10:45
To: planning
Subject: FW: Weekly List 4 March 2016

FAO Adam Birkett

Planning app. No. – **3/2016/0154**

The site is within relatively close proximity to former landfill sites and I would therefore recommend our condition D as below as the applicant should be aware of the possibility of contamination affecting the site and what should be done if it is found.

Condition D Contaminated Land – Contamination Found During Works

Once works commence on the site, should site operatives discover any adverse ground conditions and suspect it to be contaminated, they should report this to the Site Manager and the Contaminated Land Officer at Ribble Valley Borough Council. Works in that location should cease and the problem area roped off. A Competent Person shall be employed to undertake sampling and analysis of the suspected contaminated materials. A Report which contains details of sampling methodologies and analysis results, together with remedial methodologies shall be submitted to the Local Planning Authority for approval in writing. The approved remediation scheme shall be implemented prior to further development works taking place and prior to occupation of the development.

Should no adverse ground conditions be encountered during site works and/or development, a Verification Statement shall be forwarded in writing to the Local Planning Authority prior to occupation of the building(s), which confirms that no adverse ground conditions were found.

REASON: To ensure that the site investigation and remediation strategy will not cause pollution of ground and surface waters both on and off site.

Regards

Daniel Sutcliffe
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Ribble Valley Borough Council