

**Town and Country Planning Act 1990
Application for Permission to Develop Land**

Response from Pollution & Noise Control

PNC Reference No:	WK/201612230
Name of Planning Officer dealing with the matter:	Katie Wilson
Application Number:	2016/62/91841/E
Proposed Development:	Erection of storage building
Location:	Heaton Green Dust Control Ltd Atlas Quarry Works, Howard Street, Batley, WF17 6AA
Date Required By Planning:	28th June 2016

COMMENTS

I have no objections to this application. However the proposed development is located on land that is identified as being potentially contaminated due to its current of former use, but the proposed end use is one which is not particularly sensitive to contaminated land issues. I consider that for the scale of this development that it is appropriate to require the applicant to take actions if unexpected contamination is encountered during the course of the development.

Recommended Conditions

CLC6 *Reporting of Unexpected Contamination*

In the event that contamination not previously identified by the developer prior to the grant of this planning permission is encountered during the development, all works on site (save for site investigation works) shall cease immediately and the local planning authority shall be notified in writing within 2 working days. Unless otherwise agreed in writing with the local planning authority, works on site shall not recommence until either (a) a Remediation Strategy has been submitted to and approved in writing by the local planning authority or (b) the local planning authority has confirmed in writing that remediation measures are not required. The

Remediation Strategy shall include a timetable for the implementation and completion of the approved remediation measures. Thereafter remediation of the site shall be carried out and completed in accordance with the approved Remediation Strategy.

Following completion of any measures identified in the approved Remediation Strategy a Validation Report shall be submitted to the local planning authority. Unless otherwise agreed in writing with the local planning authority, no part of the site shall be brought into use until such time as the whole site has been remediated in accordance with the approved Remediation Strategy and a Validation Report in respect of those works has been approved in writing by the local planning authority.

CLC 7 Footnote

All contamination reports shall be prepared in accordance with CLR11, PPS23 and the Council's Advice for Development documents or any subsequent revisions of those documents.

Date:	10 June 2016	Officer:	Richard Hume Ext 70909
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