

Consultation Response from: KC Environmental Health (Pollution & Noise Control)

2024/93179 adjacent to 33a Church Lane, Clayton West, Huddersfield, HD8 9LY

Discharge of conditions 6 (boundary treatments), 10 (potential land contamination), and 15 (Arboricultural Method Statement and Tree Protection Plan) of previous permission 2023/91483 for demolition of garage and erection of detached dwelling

Responding Date:
3rd December 2024

Responding Officer:
SR

Responding Ref:
WK202437279

Comments

Our response is in relation to condition 10 only which is within the remit of Environmental Health.

Condition 10 - Preliminary Risk Assessment (Phase I Desk Study Report

In our response to the original application we commented on the potential contamination at the site and contaminated land conditions were applied to the consent. In support of the application a Groundsure Report, ref: NFL-9600750 has been submitted.

The submission of a commercial environmental search (such as those produced by Landmark or Groundsure) on its own is not sufficient to meet the requirements of a Phase 1 report. These reports may contribute useful factual information about the site but do not contain the level of interpretation required for a full Phase 1 assessment.

We cannot accept the report in isolation.

Recommendations

Condition 10 - Preliminary Risk Assessment (Phase I Desk Study Report

We do not accept the information submitted, condition 10 remains.