

**Consultation Response from: KC Environmental Health (Pollution & Noise Control)**
**2025/93492 former LIDL, Station Road, Mirfield, WF14 8LL**
**Discharge of details reserved by condition 10 (Validation Report) on previous permission 2020/92821 for variation condition 2 (Plans and Specifications) on previous permission 2017/92997 for erection of 70 (over 55) retirement apartments comprising of four blocks, provision of a community building, electricity substation and laying out of internal roads, parking areas and greenspace and associated infrastructure**
**Responding Date:**  
**16<sup>th</sup> January 2026**
**Responding Officer:**  
**SR**
**Responding Ref:**  
**WK202540423**
**Comments**

In support of the discharge of condition 10 the documents listed have been submitted. Environmental health do not comment on geotechnical issues; this response is in relation to contaminated land only.

The following documents have been reviewed: -

- Validation Report Checklist to Yorkshire and Lincolnshire Pollution Advisory Group from Technical guidance for Developers , Landowners and Consultants Version11.2 June 2020
- Validation Report ( Stage 1 ) by TWH Consultancy, ref 21162\_VR001, dated 20th December 2021
- Topsoil analysis sheet by Tim O'Hare Associates
- Gas Membrane Specification sheet
- Validation Report ( Phase 1 ) by TWH Consultancy, ref: 21162\_VR001a, dated 20th December 2021, Revised February 2022
- Validation Report ( Phase 2 ) by TWH Consultancy, ref :21162\_VR002, dated 20th November 2025
- 2XGas Membrane Installation Validation Report by MEC Environmental Ltd, dated 02/11/2021 &10/07/2023

The documents relate to Block A&B(internal ground floor communal ares), and the area of soft landscaping around Block B, the authors have confirmed they have conducted appropriate validation checks. We note that further gas monitoring was undertaken, however gas protection measures were required by the approved remediation strategy and have been signed off by the reports authors, within the above documents. The report authors conclude that the remediation required within the Remediation Strategy Statement by Haigh Huddleston & Associates dated June 2022 (ref: E14/6788/R001b) and TWH Consultancy, dated 22nd November 2022 (no reference), have been installed according to good practice guidance.

**Recommendations**
**Condition 10 – Validation Report**

On the basis of the professional judgement of the report authors and the evidence and interpretations presented in the documents listed above, Environmental Health have no objection to the discharge of condition.