



Arun District Council
Arun Civic Centre
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Axiom Architects
Brooklands Yard
1 Southover High Street
Lewes
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BN7 1HU

Your Ref: BE/27/17/DOC

Please ask for:

Mr S Davis

09 May 2017

Dear Mr A Rowe

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015
Application for approval of matters reserved by condition imposed under BE/120/15/OUT relating to
conditions 5-surface water drainage, 6-maintenance & management of SUDs system, 7-
Construction Management Plan, 8-piling & foundation designs & 11-contamination.
Former LEC Refrigeration site Shripney Road, Bognor Regis,

Notification regarding the above application:

Condition Number 11

If during development, contamination not previously identified, is found to be present at the site then no further development (unless otherwise agreed in writing with the Local Planning Authority) shall be carried out until the developer has submitted, and obtained written approval from the Local Planning Authority for, an amendment to the remediation strategy detailing how this unsuspected contamination shall be dealt with.

Reason: To ensure that the development complies with approved details in the interests of protection of the environment and prevention of harm to human health in accordance with Arun District Plan policy GEN7.

Decision:

Arun District Council have decided to **APPROVE details reserved by this condition**

The submitted Geo Environmental Report by Enzygo Ltd Ref CRM.413.303.GE.R.001.A (August 2016) has been assessed by both the Environment Agency and by the Councils Environmental Health Officers. Although an objection is raised by the EHO on the grounds of the presence of PAH, elevated ground gases & asbestos, the EA consider that the levels of these do not pose a significant risk to the water environment and therefore, specific remediation is not required.

This condition is therefore discharged on understanding that although no remedial measures are required, should any unforeseen contamination be identified during construction, then the Contractor will keep key stakeholders updated and liaise with the Local Planning Authority & Environment Agency.

Please do not hesitate to contact the above officer if you require any further assistance.

Yours sincerely

A handwritten signature in black ink, appearing to be 'NC' followed by a flourish and a period.

Neil Crowther
Group Head of Planning