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Save the environment - think before you print.

From: Craig Milligan <Craig.Milligan@arun.gov.uk>
Sent: 28 January 2021 15:10
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Subject: BN/155/20/EIS – Land North of at Barnham Road, Eastergate

Dear Michael,

BN/155/20/EIS – Land North of at Barnham Road, Eastergate

Having reviewed the proposed development / application, Environmental Health will expect the following matters to be considered:

Construction

The EIA has scoped in a Construction Method Statement to control environmental impacts from construction and makes mention of a Construction Environmental Management Plan; this must include controls for emissions of dust.

Air Quality

The EIA has considered the cumulative impact on air quality from the proposed development and other developments in the locality.

It is recommended that the applicant takes into account the Air quality and emissions mitigation guidance for Sussex (2020). The guidance is available to download at: <http://www.sussex-air.net/Consultation/AirQualitydocument.pdf>

It is recommended that Electric Vehicle Charging points are also considered as part of the development.

Noise

The proposed approach to noise assessment appears to relate to assessing impact from noise from the development on near sensitive receptors and considers the A29 as a potential noise source. Consideration must also be given to commercial/industrial noise sources surrounding the development and the potential impact on amenities of future residents of the proposed development.

Land Contamination/ Ground conditions

The EIA has made consideration for contaminated land. Whilst the report does not identify the need for a remediation strategy, a contamination watching brief should be implemented which would require works to cease if unexpected contamination was discovered, a remediation strategy to be submitted and approved in writing to the ADC Planning Authority, followed by a verification report confirming effectiveness.

Yours Sincerely,

Craig

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