

Arun District Council
Planning Policy
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

Our ref: HA/2020/122669/01-L01
Your ref: LU/263/20/DOC
Date: 03 November 2020

Dear Sir/Madam

APPROVAL OF DETAILS RESERVED BY CONDITION IMPOSED UNDER REF LU/47/11 RELATING TO CONDITION NO 33 - CONTAMINATION. LAND NORTH OF TODDINGTON LANE LITTLEHAMPTON BN17 7PP

Thank you for consulting the Environment Agency on the above application.

We have reviewed the information as submitted and set out our position and comments below.

Environment Agency position

We have reviewed the phase 3 investigation report submitted by the applicant in order to discharge the contaminated land condition for one parcel of land related to this development (parcel A2). This report has been based on field based data collected during recent and legacy investigations.

This investigation has shown no evidence of gross contamination at the site. Additionally it has recognised the risk of dissolution features at the site. These features are known to be potential flow pathways for liberated contaminated material. With this being the case, we would like to draw the applicants attention to the condition relating to the discovery of unexpected contamination. Given the potential presence of dissolution features and the shallow nature of groundwater, any contamination discovered must be treated as hazardous and high risk until proved otherwise.

However, given the findings of the site investigation report, we recommend the discharge of the contaminated land condition for this parcel of land only.

Environment Agency
Guildbourne House Chatsworth Road, Worthing, West Sussex, BN11 1LD.
Customer services line: [REDACTED]
www.gov.uk/environment-agency

Cont/d.

Please do not hesitate to contact me using the contact details shown below should you have any queries regarding the above information.

Yours faithfully

Mrs Sophie Brown
Sustainable Places Planning Advisor

