

Blueprint Planning & Development Ltd
Beach House
1A Undercliff Road
Wemyss Bay
PA18 6AQ

Date: 23rd June 2020

Please ask for: Andrew Wood

Tel: 01903 737768

Your Ref:

Our Ref: LU/49/20/DOC

Dear Mr Innes,

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015
Approval of details reserved by condition imposed under ref LU/229/10 relating to Condition No 5 -
contamination, 6 - verification report and 7 - remediation summary
Former Windroos Nursery Worthing Road Littlehampton BN17 6LY

Notification regarding the above application:

Condition Number 5

Prior to the commencement of development approved by this planning permission (or such other date or stage in development as may be agreed in writing with the Local Planning Authority), the following components of a scheme to deal with the risks associated with contamination of the site shall each be submitted to an approved, in writing, by the local planning authority:

- 1) A preliminary risk assessment which has identified:
 - all previous uses;
 - potential contaminants associated with those uses;
 - a conceptual model of the site indicating sources, pathways and receptors;
 - potentially unacceptable risks arising from contamination at the site.
- 2) A site investigation scheme based on (1) to provide information for a detailed assessment of the risk to all receptors that may be affected, including those off site.
- 3) The site investigation results and the detailed risk assessment (2) and, based on these, an options appraisal and remediation strategy giving full details of the remediation measures required and how they are to be undertaken.
- 4) A verification plan providing details of the data that will be collected in order to demonstrate that the works set out in (3) are complete and identifying any requirements for longer-term monitoring of pollutant linkages, maintenance and arrangements for contingency action.

Any changes to these components require the express consent of the local planning authority. The scheme shall be implemented as approved.

Reason: To ensure that any contamination related to the historic and recent site uses does not cause pollution to controlled waters due to the development in accordance with PPS23 and Policy GEN26 of the Arun District Local Plan.

Decision:

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

Arun District Council have decided to APPROVE IN PART details reserved by Part (4) of condition 5 attached to planning permission LU/229/10. The part approval relates to all plots excluding 14-18 inclusive and the Public Open Space North. Parts 1,2 & 3 of Condition 5 have already been discharged.

This condition is in part discharged in so far as submission of details relates to the following documents:

Remediation Validation Report dated Feb 2020.

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.

Neil Crowther
Group Head of Planning