

From: Amanda Scholes on behalf of Planning.Responses
Sent: 22 December 2020 10:19
To: Planning Scanning
Subject: FW: Y/140/20/DOC - Cinders Lane Nursery and works to the rear, Cinders Lane, Yapton, BN18 0JJ

Amanda Scholes | Receptionist, Department, [Arun District Council](#) | Location: Ground Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

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Save the environment - think before you print.

From: Kate Giddings <kate.giddings@arun.gov.uk>
Sent: 21 December 2020 17:59
To: Simon Davis <Simon.Davis@arun.gov.uk>
Cc: Planning.Responses <Planning.Responses@arun.gov.uk>
Subject: FW: Y/140/20/DOC - Cinders Lane Nursery and works to the rear, Cinders Lane, Yapton, BN18 0JJ

Dear Simon,

Having now reviewed Soils Limited's Preliminary Investigation Report (ref.: 18115/PIR_R26, dated February 2020), Main Investigation Report (ref.: 18115/MIR_R27, dated February 2020) and the Remediation Strategic Supplementary Investigation Report (ref.: 17926/RSSIR_R27, dated November 2020), I can confirm that the majority of the content is considered satisfactory, however there is some confusion. The Main Investigation Report details a positive asbestos identification (TP3 at 0.20mbgl), however the subsequent Remediation Investigation Report states that the absence of a positive asbestos detection '*mirrors the findings of the Phase I investigations*'. Furthermore, possible ACM were identified during the October 2020 groundworks; other than a referral to the developer and an observational comment in 'Section 4.2.1 Asbestos', no further comment or action is provided. Please may these points be clarified? At present, it does not seem that the potential risk from the asbestos identified on site has been thoroughly quantified.

The above query aside, it is recommended that the condition is not discharged until all groundworks have been completed, in order to ensure any previously unidentified contamination is suitably assessed and where necessary, remediated.

Please may the applicant also be reminded that the Environment Agency should be consulted regarding development which may impact upon the groundwater and the Agency may wish to have sight of the pending additional groundwater monitoring results.

Many thanks,

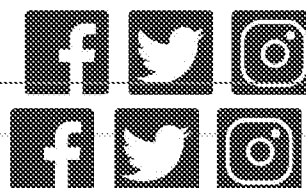
Kate.

Kate Giddings
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From: Kate Giddings
Sent: 11 December 2020 15:29
To: Simon Davis <Simon.Davis@arun.gov.uk>
Cc: Planning.Responses <Planning.Responses@arun.gov.uk>
Subject: Y/140/20/DOC - Cinders Lane Nursery and works to the rear, Cinders Lane, Yapton, BN18 0JJ

Dear Simon,

In relation to the above address, EH is not able to provide comment on the discharge of conditions 6 (contaminated land) until the Preliminary Site Investigation Report by Soils Ltd. (ref.: 18115/DS, dated February 2020) has been provided for review.

With regard to the discharge of condition 19 (lighting), the external lighting plan and light detail sheets should please be updated to include detail the light spill from each installation point. Please also note that EH cannot comment on the potential impact on bats in the vicinity.

Many thanks,

Kate.

Kate Giddings
Senior Technical Officer
Environmental Health

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