**From:** planning@adur-worthing.gov.uk
**Sent:** 21 July 2020 13:37
**To:** planning@adur-worthing.gov.uk
**Subject:** Consultee Comments for Planning Application AWDM/0799/20

**Flag Status:** Flagged

A consultee has commented on a Planning Application. A summary of the comments is provided below.

Comments were submitted at 1:36 PM on 21 Jul 2020 from Miss Gabrielle Peak (gabrielle.peak@adur-worthing.gov.uk) on behalf of Environmental Health Public Health.

## Application Summary

**Reference:** AWDM/0799/20

**Address:** 11 North Road Lancing West Sussex BN15 9AH

**Proposal:** Change of use at first floor level from offices to flats, including first floor rear extension, to provide 3no. one-bedroom flats (Use Class C3), roof light to existing roof and additional windows to north and west elevations. Separation at ground floor to form 3no. office units (Use Class B1)

**Case Officer:** Marie O'Keeffe

Click for further information

## Comments Details

**Comments:**

In reference to AWDM/0799/20 - please see recommended conditions.

Works of construction or demolition, including the use of plant and machinery, necessary for implementation of this consent shall be limited to the following times.

Monday - Friday 08:00 - 18:00 Hours
Saturday 09:00 - 13:00 Hours
Sundays and Bank Holidays no work permitted

Prior to commencement of the development hereby approved (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 and 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; and potentially unacceptable risks arising from contamination at the site.
(2) A site investigation scheme, based on (1) above 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 above and, prior to commencement of any construction work (or such other date or stage in development as may be agreed in writing with the Local Planning Authority), a Verification Report demonstrating completion of the works set out in the approved remediation strategy and the effectiveness of the remediation shall be submitted to and approved in writing by the Local Planning Authority. The report shall include results of sampling and monitoring carried out in accordance with the approved verification plan to demonstrate that the site remediation criteria have been met. It shall also include any plan (a 'long-term monitoring and maintenance plan') for longer-term monitoring of pollutant linkages, maintenance and arrangements for contingency action, as identified in the verification plan, and for the reporting of this to the Local Planning Authority.