From: Bruce Reynolds
Sent: 08 February 2010 11:10
To: Hannah Barker
Subject: ADC/0164/08 Royal Naval Association Club, Tower Road, Lancing

Dear Hannah

I have now had the opportunity to review the report provided by Terratec SI Ltd in support of the above application and would make the following comments.

The condition in respect of contaminated land was imposed, in part, because the development site lies within the footprint of old brickworks with the subsequent possibility of made ground of unknown nature, as well as bordering old coal yards. At the very least, an adequate ground contamination report must contain a desktop study carried out by a competent person, which shall include the identification of previous site uses, potential contamination and other relevant information, leading to a Conceptual Model (a diagrammatic representation of potential sources, pathways and receptors. More detailed site investigation may therefore be required depending on the finding of this study.

The Terratec report is deficient in that:

- The site is misidentified as Tower Road, Worthing
- There is no identification of previous site use
- There is no list of potential contaminants based upon previous site use
- There is no conceptual model
- There is no further site investigation or sampling based upon the above, as required

It is my opinion that Condition 13 has NOT been met and that a further suitable report is required for approval by this Council prior to commencement of building works.

If you require any further information, please do not hesitate to contact me.

Yours sincerely

Bruce Reynolds
Senior Environmental Health Officer
Adur District Council

Tel: (01273) 263098: Fax: (01273) 263014 : e-mail : bruce.reynolds@adur.gov.uk
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Domestic & Pollution Team
Housing, Health & Community Safety
Room 116, Civic Centre, Ham Road, Shoreham-by-Sea, West Sussex BN43 6PR

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