ADUR DISTRICT COUNCIL

Mr Rob Winnifrith
Accel Consulting Ltd
20 Southwick Street
Southwick
BN42 4TB
United Kingdom

TOWN AND COUNTRY PLANNING ACT 1990 (as amended)

APPLICATION NUMBER: AWDM/0957/24

Details of Development
APPROVAL OF DETAILS RESERVED BY CONDITION 6 (REMEDIATION & GROUND WATER) OF APPLICATION AWDM/1962/22 (ALLOWED ON APPEAL).

Location of Development
LAND AT FORMER 5 BRIGHTON ROAD SHOREHAM-BY-SEA WEST SUSSEX

The Authority has considered your application, and I can confirm the following condition(s) have been **APPROVED** subject to satisfactory implementation and in accordance with the approved plans.

G Peck

Gary Peck
Planning Services Manager
06/09/2024

SCHEDULE

Approved Date - 06/09/2024

6 No development hereby permitted shall commence until a remediation strategy to deal with the risks associated with contamination of the site in respect of the development has been submitted to, and approved in writing by, the Local Planning Authority. This strategy will include the following components:

a) 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;
b) A site investigation scheme, based on (a) to provide information for a detailed assessment of the risk to all receptors that may be affected, including those off-site;
c) The results of the site investigation and the detailed risk assessment referred to in (b) 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;
d) A verification plan providing details of the data that will be collected in order to demonstrate that the works set out in the remediation strategy in (c) are complete and identifying any requirements for longer-term monitoring of pollutant linkages, maintenance and arrangements for contingency action.

The scheme shall be fully implemented as approved, any changes to these components shall require the prior written consent of the Local Planning Authority.

The application has been assessed and the decision is made on the basis of the following plans and documents submitted:

Reference/Drawing Number	Version	Date Rec
REMEDIATION STRATEGY	R16277 Issue 1	24.07.2024
COMBINED GEOTECHNICAL & GROUND CONTAMINATION RISK ASSESSMENT	R16194 Issue 1	24.07.2024
LAND CONTAMINAION RISK ASSESSMENT March 2021	Pt 1 - 1-146	24.07.2024
LAND CONTAMINAION RISK ASSESSMENT March 2021	Pt 2 - 147-178	24.07.2024
LAND CONTAMINAION RISK ASSESSMENT March 2021	Pt 3 - 179-192	24.07.2024

Reason: *For the avoidance of doubt and in the interests of proper planning.*