From: public.access@hinckley-bosworth.gov.uk <public.access@hinckley-bosworth.gov.uk>
Sent: 03 November 2026 14:54:53 UTC+00:00
To: "PF - Planning" <planningapplications@hinckley-bosworth.gov.uk>
Subject: Consultee Comments for Planning Application 26/00946/P3CQ

Consultee comments

Dear Sir/Madam,

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

Comments were submitted at 03/11/2026 2:54 PM from Mr Simon Smith (simon.smith@hinckley-bosworth.gov.uk) on behalf of HBBC ES Pollution 1.

Application Summary

Reference:	26/00946/P3CQ
Address:	Barn At Shaw House Farm Orton On The Hill Atherstone Leicestershire CV9 3NW
Proposal:	Notification to determine if Prior Approval is required for the change of use and conversion of an existing agricultural building to a four-bedroom dwellinghouse (Use Class C3)
Case Officer:	Ashleigh Gade

Click for further information

Comments Details

Comments:	Comments: Due to the potential for past agricultural use to have impacted the soils I recommend the following conditions: C174. Land Contamination a)No development approved by this permission shall be commenced until a scheme for the investigation of any potential land contamination on the site has been submitted to and agreed in writing by the Local Planning Authority which shall include details of how any contamination shall be dealt with. b)The approved scheme shall be implemented in accordance with the agreed details and any remediation works so approved shall be carried out prior to the site first being occupied. NTA 50 - Contaminated Land (1) In relation to conditions X and X advice from Environmental Health

should be sought via esadmin@hinckley-bosworth.gov.uk to ensure that any investigation of land contamination is in accordance with their policy.

C75. Land Contamination Found Later
a) If during development, contamination not previously identified is found to be present at the site, no further development shall take place until an addendum to the scheme for the investigation of all potential land contamination is submitted to and approved in writing by the Local Planning Authority which shall include details of how the unsuspected contamination shall be dealt with.
b) Any remediation works so approved shall be carried out prior to the site first being occupied.

Kind regards

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