

From: public.access@hinckley-bosworth.gov.uk
Sent: 15 January 2024 11:40
To: Planning Application Comments
Subject: Consultee Comments for Planning Application 24/00029/FUL

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 15/01/2024 11:39 AM from Mr Giles Rawdon (giles.rawdon@hinckley-bosworth.gov.uk) on behalf of HBBC ES Pollution 2.

Application Summary

Reference:	24/00029/FUL
Address:	New Parks Farm Stapleton Lane Kirkby Mallory Leicester Leicestershire LE9 7QJ
Proposal:	Conversion of agricultural barns into two dwellings and associated works (renewal of application reference 17/00224/FUL & 21/01263/FUL)
Case Officer:	Matt Jedruch

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Comments Details

I recommend that conditions 4, 5 and 6 from permission 21/01263/FUL are carried over to any permission granted:

4. 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 in writing to and agreed in writing by the Local Planning Authority which shall include details of how any contamination shall be dealt with. 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.

Comments: Reason: To ensure that risks from land contamination to the future users of the land and neighbouring land are minimised in accordance with Policy DM7 of the adopted Site Allocations and Development Management Policies Development Plan Document (2016).

5. 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 in writing to and approved in writing by the Local Planning Authority which shall include details of how the unsuspected contamination shall be dealt with. Any remediation works so approved shall be carried out prior to the first dwelling being occupied.

Reason: To ensure that risks from land contamination to the future users of the land and neighbouring land are minimised in accordance with Policy DM7 of the adopted Site Allocations and Development Management Policies Development Plan Document (2016).

6. Development shall not begin until a scheme for protecting the proposed dwellings from noise from Mallory Park racetrack has been submitted to and approved by the Local Planning Authority; and all works which form part of the scheme shall be completed before any of the permitted dwellings are first occupied.

Reason: To ensure that nearby uses do not become a source of annoyance to future residents in accordance with Policy DM10 of the adopted Site Allocations and Development Management Policies Development Plan Document (2016).

Kind regards