NORTH HERTFORDSHIRE DISTRICT COUNCIL
Correspondence address:
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Date: 11 April 2018

Our Ref: 18/00527/DOC

Mr Neil Marshall
Sherwood Architects Ltd
Suite 7, Davey House
31 St Neots Road
Eaton Ford
St Neots
PE19 7BA

Contact: Kate Poyser
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Dear Mr Marshall

Discharge of Conditions: Discharge of Condition 8: (a) No development approved by this permission shall be commenced until a Site Investigation (Phase II environmental risk assessment) and (b) No development approved by this permission (other than that necessary for the discharge of this condition) shall be commenced until a Remediation Method Statement report has been submitted to and approved by the Local Planning Authority (as per planning permission reference 17/00553/1 granted 26/05/2017)
Bury Farm House, Bury Lane, Codicote, Hitchin, Hertfordshire, SG4 8XX,
Please quote the following reference: 18/00527/DOC on all correspondence.

I refer to your application received on 22 February 2018 which seeks approval of a Phase II Site Investigation report for use on the above development pursuant to Condition 8 of the planning permission reference number 17/00553/1.

The Council's Environmental Health Officer has been consulted and I can confirm that the submitted Paddock Geo-Engineering Site Contamination Risk Assessment Report (February 2018) appropriately addresses the requirements of part 'a' of Condition 8.

The report recommends the need for remediation work to address the ground contamination that was identified and so the remaining parts of Condition 8 remain outstanding.

In order for the remaining parts of Condition 8 to be addressed the applicant should, in the first instance, submit a Remediation Method Statement. This should be based on the remedial works recommended within Section 6.7 of the Paddock Geo-Engineering Site Contamination Risk Assessment Report (February 2018) but should also specify a scope of works for the verification of the proposed remediation. This should specifically address the:

- lateral extent of the excavation to deal with the beryllium hotspot

and

- on-site verification of the imported soils to be used in the gardens

Yours sincerely

Simon Ellis
Development & Conservation Manager