From: Russell Watkins
Sent: Fri, 7 Jan 2022 16:06:28 +0000
To: Danielle Brooke
Subject:F/YR21/1502/F - Bridge Farm, Long Drove, Parson Drove

Good afternoon Danielle,

The Environmental Health Team note and accept the submitted information and have 'No Objections' as it is unlikely to have a detrimental effect on local air quality.

I note that a previous applications have existed for the site and that comments from this service on 03.12.2015 stated that the desk study attached to a previous application was noted and subsequently requested an unsuspected contamination condition.

That said, this application differs in respect of the actual footprint to be developed, and given the subsequent lapsed time meaning continued use classed as agricultural, it is warranted to request that a Phase 1 contaminated land assessment is undertaken before any development is commences, to ensure the land is still considered suitable for its intended sensitive end use.

Given the scale of the proposed development, the issues that will be of primary concern to this service during the demolition and construction phases are the potential for noise and dust to adversely impact on the amenity of the occupiers at the nearest residential property.

Therefore, a construction management plan will be required that considers the following: -

- Demolition phase (noise/control of dust/disposal of building materials by licensed contractors)
- Site preparation (use of equipment and machinery including mobile plant/potential smoke pollution/general noise control)
- Construction phase (noise control of vehicular activity, machinery and equipment/siting of skips and waste disposal arrangements/dust suppression)
- Complaint response and investigation procedures

The presence of asbestos is acknowledged and therefore, an asbestos removal work plan should be submitted to and approved by Fenland District Council, before any work commences in the event that planning permission is granted.

I should take this opportunity to advise that whilst the controls mentioned above are welcomed, the granting of planning permission would not indemnify against statutory nuisance action should this service receive substantiated complaints of noise/dust/smoke during the construction phase.

Kind Regards

Russell J. Watkins

Environmental Health Officer

Fenland District Council

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