

**Dealt with by:** Environmental Health

**Our Ref:** [DOC/2022/0053](#)

**Direct Dial:** (01538) 395400

**Your Ref:** [DOC/2022/0053](#)

**Email:** [EHealth.Consultation@highpeak.gov.uk](mailto:EHealth.Consultation@highpeak.gov.uk)

**Date:** 18<sup>th</sup> October 2022

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| <b>MEMORANDUM: PLANNING CONSULTATION</b> |
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**LOCATION**

**Teanford Mill Breach Lane  
Upper Tean**

**PROPOSED DEVELOPMENT**

**Discharge of conditions in relation to SMD/2021/0174**

**Conditions**

- Condition 13 – CEMP  
a [CMP](#) produced by Hewitt & Car ref 22\_209: to support discharge.

**Recommendation**

This is accepted.

The applicant should adhere to this throughout the construction; amended condition included.

- Condition 14 – Contamination Investigations  
The applicant has submitted a [supplemental site investigation/ remediation strategy](#) prepared by Ground Solve Ltd which has been submitted with regard to the contamination.

**Recommendation**

This is agreed / accepted & the condition can be discharged.

The applicant should ensure that they are fully aware of all of the requirements of verification report in the remediation strategy to ensure that this can be discharged at the appropriate juncture.

**\*\*Condition 15 is the validation.** Obviously the applicant is not at this stage yet but this is a reminder that this must be submitted and discharged prior to occupation of this property. Lack of validated of the approved remediation strategy may mean the site is likely to qualify as contaminated land in accordance with P2A of the EPA. 1990. it should be noted that I have no record of receiving the validation report (or it being discharged) with regard to SMD/2017/0091

(DOC/2017/0074) demonstrating the requirements of [remediation strategy](#) have been addressed.

- Condition 16 – Importation of Topsoil

### **Recommendation**

Part discharge – the frequency is agreed but obviously no imported material has been imported or tested yet . The requirements of this condition is that the material is tested prior to placement in the gardens / cover areas. They are required to submit these results as part of the validation / verification. of topsoil is detailed within the accompanying

- Condition 17 – External Illumination

The applicant has submitted a [light details](#) to support the application.

### **Recommendation**

This is accepted.

Regards,

Environmental Health