

From: Daniel McCrory
Sent: 14 April 2026 16:28
To: Ben Hurst
Cc: Planning (SMDC)
Subject: FW: App ref DOC/2025/0108 land adj 310 New St, Biddulph Moor
Attachments: E_829887.DOC; pp.pdf

Hi Ben,

RE discharge of Condition 16 (and 18)

I note in the cover letter that Rob indicates that no contamination was found on site (16) and that no topsoil will be imported. Not sure what report Rob was reading but this is **incorrect**

He also goes on to state that soil will not be imported (18). **This is also incorrect.**

Brief Comments

The applicant has submitted a preliminary [ground investigation](#) report by Sladen Associates, which includes a brief options appraisal (possible remediation).

The report identifies lead contamination across the site (in the made ground 0 and a couple of other contaminates), a very tentative remediation strategy / options are put forward.

The applicant now needs to produce a full remediation strategy and validations plan etc in accordance with Parts 16 b-of the condition.

Recommendation

It is not recommended to discharge the remainder of 16 and 18 cannot be discharged.

Thanks

Dan

Dr. Daniel McCrory Principal Pollution Officer
Environmental Health
High Peak Borough Council and Staffordshire Moorlands District Council

www.highpeak.gov.uk | Follow HPBC on X (Formerly Twitter) | Facebook
www.staffsmoorlands.gov.uk | Follow SMDC on X (Formerly Twitter) | Facebook

-----Original Message-----

From: Colgan, Denis
Sent: 07 April 2026 10:00
To: Daniel McCrory
Subject: App ref DOC/2025/0108 land adj 310 New St, Biddulph Moor

Hi Dan,

Condition 16 and 18 are EH. Soil remediation scheme and soil importation.

This email is intended for the addressee(s) only and may contain sensitive, privileged or confidential information that could be protectively marked. If you are not the addressee please do not use the information in any way. If you have received this email in error please notify the sender immediately and delete it from your system. Thank you.

The Council may be required to disclose this email or any responses to it under the Freedom of Information Act 2000. The way in which we handle personal information is set out in our privacy notice and is available at <https://www.staffsmoorlands.gov.uk/YourData>
