
From: planninginfo@midsussex.gov.uk
Sent: 28 February 2024 15:46
To: planninginfo
Subject: Mid Sussex DC - Online Register - Consultee Comments for Planning Application DM/24/0446

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 28/02/2024 3:45 PM from Mr Oliver Benson on behalf of Contaminated Land.

Application Summary

Reference:	DM/24/0446
Address:	Land Off Scamps Hill Scaynes Hill Road Lindfield West Sussex
Proposal:	The erection of up to 90 dwellings with public open space, landscaping and sustainable drainage system (SuDS) and vehicular access point. All matters reserved except for means of access.
Case Officer:	Stuart Malcolm

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Comments Details

I have reviewed the Phase 1 Geoenvironmental Assessment (desktop study) conducted by Lees Roxburgh Consulting Engineers, reference number: 6534/R1, dated February 2024.

The conceptual site model suggests that the site presents a low risk to receptors, considering all potential sources of contamination. This assessment is reinforced by section 5.2.2, which states, 'No specific sources of environmental risk have been identified.'

Comments:

Nevertheless, the report proposes the necessity of a Phase 2 Geoenvironmental Assessment (Site Investigation). Given the assertion of low risk and the absence of identified environmental hazards, it would be beneficial to understand the rationale behind this recommendation for further intrusive investigation. Specifically, clarity is needed on the specific risks that will be assessed further.

Upon clarification of these points, I will be able to provide formal comments and recommend appropriate conditions.

Kind regards

