

Cerys Jones

From: Philip Forster
Sent: 01 October 2018 13:28
To: planning_admin
Subject: FW: P/2018/0656 - proposed change of use of industrial units to B2 from B1 and B8

Public protection response

From: Angela Guy
Sent: 01 October 2018 11:13
To: Philip Forster
Cc: Stacey Inglis; Helen Bradshawe
Subject: RE: P/2018/0656 - proposed change of use of industrial units to B2 from B1 and B8

Hi Phil

It was me, I remember looking at this and trying to figure out if the original permission was built.

Yes, it will still be possible to undertake a contamination risk assessment - it is unlikely to be carried out in exactly the same way as it would have been done before any development, but it is still possible and meaningful. The area yet to be built can be assessed in the normal way.

Unless you need to amend the condition because the pre-commencement bit won't apply to the part of the site already constructed, the wording can still stay the same. Let me know if you'd like me to look at the wording for a new site specific condition.

Regards Angela

From: Philip Forster
Sent: 01 October 2018 10:27
To: Angela Guy; Helen Bradshawe; Stacey Inglis
Subject: P/2018/0656 - proposed change of use of industrial units to B2 from B1 and B8

Hi All,

Apologies for emailing you all. I just need some clarification on the comments received but I'm not sure who they've come from. The original response is attached.

Unfortunately this site was built in approx. 2013 without compliance with conditions on the planning permission for the contamination investigation requirements (P/2007/0514 refers).

The application now before us seeks to change the use of one of the buildings from light industrial and storage to general industrial (car repairs).

Is there anything that can be done to satisfy this condition i.e. post completion investigations. The site has not been completed in its entirety. One of the three blocks is still to be built and I assume this could be investigated as was originally intended. I could seek an additional condition but would only do this if post completion investigations could be carried out.

Hope this makes sense?

Phil

Philip Forster

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