ELawrence
PLANNING

Ms E Parkes
Head of Development & Building Control
Horsham District Council
Albery House
Springfield House
Horsham
West Sussex
RH12 2GB

31 March 2025

Dear Mr Davis

**Planning Permission DC/24/1506 Nutbourne Place Farm, Nutbourne lane, Nutbourne, West Sussex**

**Application to discharge condition No. 3**

**Condition 3 states:**

"No development shall commence until the following

components of a scheme to deal with the risks associated with contamination, (including

asbestos contamination), of the site be submitted to and approved, in writing, by the local

planning authority:

(a) A preliminary risk assessment which has identified:

- all previous uses

- potential contaminants associated with those uses

- a conceptual model of the site indicating sources, pathways and receptors

- potentially unacceptable risks arising from contamination at the site.

The following aspects (b) - (d) shall be dependent on the outcome of the above preliminary

risk assessment (a) and may not necessarily be required.

(b) An intrusive site investigation scheme, based on (a) to provide information for a

detailed risk assessment to the degree and nature of the risk posed by any

contamination to all receptors that may be affected, including those off site.

(c) Full details of the remediation measures required and how they are to be undertaken

based on the results of the intrusive site investigation (b) and an options appraisal.

(d) A verification plan providing details of the data that will be collected in order to demonstrate that the works set out in (c) are complete and identifying any requirements for longer-term monitoring of pollutant linkages, maintenance and arrangements for contingency action where required.

The scheme shall be implemented as approved. Any changes to these components require the consent of the local planning authority."

**Reason**

"As this matter is fundamental to ensure that no unacceptable risks are caused to humans, controlled waters or the wider environment during and following the development works and to ensure that any pollution is dealt with in accordance with Policies 24 and 33 of the Horsham District Planning Framework (2015)."

Attached is a contamination assessment prepared by Apple Environmental Ltd, which deals with condition 3. It is self-explanatory, however if you require any further information, please let me know ASAP.

Yours sincerely,

*Elizabeth Lawrence*

***Chartered Town Planner***

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