

From: Lee.Money [REDACTED]
Sent: 13 March 2026 13:38
To: Sophie.Moore [REDACTED]
Subject: RE: DISC/26/0035 Pear Tree Farm Furners Lane Woodmancote EH rsonse

Hi Sophie

The consultant is saying that because of the hydrocarbon contamination they found the excavated soil will constitute hazardous waste if removed from site so further assessment is required before they are removed to ensure they go to the appropriate disposal facility.

It doesn't directly affect the occupation of the site as this is commercial use and deemed not be to be sensitive but is an issue in terms of ensuring the excavated soils are disposed of appropriately and don't cause contamination elsewhere. As the consultant has made a specific recommendation in this regard it's important that we support that as the regulator for the development.

Hope that helps.

Lee

Lee Money
Team Leader Pollution

[REDACTED] | [REDACTED]
[REDACTED] [REDACTED]



Horsham District Council, Albery House, Springfield Road, Horsham, West Sussex RH12 2GB
Telephone: 01403 215100 (calls may be recorded) www.horsham.gov.uk Chief Executive: Jane Eaton

From: Sophie.Moore [REDACTED]
Sent: 13 March 2026 13:28
To: Lee.Money [REDACTED]
Subject: RE: DISC/26/0035 Pear Tree Farm Furners Lane Woodmancote EH rsonse

Hi Lee,

Thanks for providing the response. Could I ask specifically what about the waste comment means that condition 3 cannot be discharged and what the applicant could do to rectify it. Or is it more a case of comments back from waste advising they are satisfied?

Thanks,

Sophie Moore
Planning Officer



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From: Lee.Money [REDACTED]
Sent: 12 March 2026 17:09
To: Sophie.Moore [REDACTED]
Subject: RE: DISC/26/0035 Pear Tree Farm Furners Lane Woodmancote EH response

Hi Sophie

Apologies for the delayed response.

For condition 3 the CEMP is satisfactory but not the comment below about wastes.

For condition 4 the information provided is satisfactory and the condition can be discharged.
Note that the consultant made the following comment with regard to disposal of soils for the site::

“This assessment is preliminary and based upon the information obtained from the investigation. Where made ground is excavated then these materials should be stockpiled and segregated. Further sampling, testing and characterisation to accurately classify waste soil arisings may be required. It should be appreciated that it is the responsibility of the waste producer to sufficiently characterise their waste. Moreover, the agreement of the waste acceptor should be sought.”

This will be important for the discharge of condition 7.

Regards

Lee

Lee Money

Team Leader Pollution

[REDACTED] | [REDACTED]
[REDACTED] [REDACTED]



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Telephone: 01403 215100 (calls may be recorded) www.horsham.gov.uk Chief Executive: Jane Eaton

From: Sophie.Moore [REDACTED]
Sent: 09 March 2026 08:56
To: eh.planningconsultation [REDACTED]
Subject: DISC/26/0035 Consultation

Good morning,

I recently consulted you on application DISC/26/0035 in relation to Condition 9 and was due to hear back by 04/03/2026. Please could you let me know when you will be able to get a response over to me or if you have already responded, send me a copy directly as it may have been lost.

Kind regards,

Sophie Moore

Planning Officer

[REDACTED]
[REDACTED] [REDACTED]



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