

From: [Michael Moore](#)
To: [Claire Ringwood](#)
Subject: Consultation Letter for Planning Application Ref: 25/00116/FUL
Date: 23 February 2025 15:22:11
Attachments: [image001.png](#)
[image002.png](#)
[image003.png](#)

Afternoon Claire,

The submitted Phase 1 and recommendation for a an intrusive investigation is acceptable, suitable condition:

APAS CODE CW042

Site Investigation and Assessment

Prior to commencement of the development an investigation and risk assessment, in addition to any assessment provided with the planning application, must be completed to assess the nature and extent of any contamination on the site, whether or not it originates on the site. The investigation and risk assessment must be undertaken by competent persons and a written report of the findings must be produced and shall have been first submitted to and approved in writing by the Local Planning Authority before development commences. The report of the findings must include:

- i) a survey of the extent, scale and nature of contamination
- ii) an assessment of the potential risks to:
 - human health,
 - property (existing or proposed) including buildings, crops, livestock, pets, woodland, and service lines and pipes,
 - adjoining land,
 - groundwaters and surface waters,
 - ecological systems,
 - archeological sites and ancient monuments;
- iii) where unacceptable risks are identified, an appraisal of remedial options and proposal of the preferred option(s)

The development shall thereafter be completed in full accordance with the approved recommendations.

Michael Moore

Contaminated Land Officer
Public Protection



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From: Lisa Singleton F <Lisa.Singleton@Rochdale.Gov.UK>

Sent: 20 February 2025 16:50

To: Michael Moore <Michael.Moore2@Rochdale.Gov.UK>

Subject: Fw: Consultation Letter for Planning Application Ref: 25/00116/FUL:Please see attached letter

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