

**CONSULTATION UNDER THE TOWN AND COUNTRY PLANNING
(DEVELOPMENT MANAGEMENT PROCEDURE ENGLAND) ORDER 2010**

Applicant:	J Carrington
Planning Application Reference:	APP/17/00575/8
Proposal:	Variation of Condition 22 of planning permission APP/15/01425 (Residential development comprising 41 one and two bed apartments with associated car parking, cycle and refuse storage, following demolition of existing buildings) to vary approved plans relating to alterations to ground levels in regard to land contamination remediation (approved 25.08.17). Request to Discharge Condition No/s 4, 5, 6, 7, 8, 9, 12, 15 and 17 (19.09.17). Former Wessex, 8 New Lane, Havant.
Location:	New Lane, Havant
Grid Ref:	(SU) 472139, 106616
Date:	10 October 2017

The following response is in relation to the application received above (APP/17/00575/8).

Portsmouth Water have reviewed the following documents:

- Phase II-III Groundwater Risk Assessment, OMNIA Environmental Consulting, A10708/2.0 Draft, August 2017;
- Piling Risk Assessment, OMNIA Environmental Consulting, A10708/3.0, August 2017;
- Site Management Plan;
- Contract Management Plan for CFA Piling Works; and
- Drainage External Works Details Sheets 1 to 4.

Condition 4 – N/A.

Condition 5 – N/A.

Condition 6 – No evidence found in application pack.

Condition 7 – The potential for sandy lenses connecting to the Principal Aquifer has not been considered in any of the submitted documents. The potential for groundwater impacts cannot be ruled out for the proposed soakage/infiltration system that is contrary to the Condition 7.

Portsmouth Water wish to see this issue addressed prior to supporting the discharge of Condition 7.

Based on the reports submitted the shallow groundwater does appear to be contaminated and the development must not enhance the potential migration into the aquifers beneath and surrounding the site.

Condition 8 – There are no proposals to continue monitoring of groundwater during the development of the site.

Portsmouth Water note the applicant has not assessed the likelihood of sand lenses connecting with the Principal Chalk aquifer in this region and therefore no assessment of this potential pathway for contamination has been made. As stated above the shallow groundwater appears to be contaminated and the development could enhance the potential for migration towards the Havant & Bedhampton Springs. We would wish to see the proposals for monitoring prior to recommending discharge of Condition 8.

Condition 9 – No remediation strategy has been provided.

Condition 12 - In response to the Piling Risk Assessment we would welcome the recommendations outlined in Section 6.0 being carried out. There has been no attempt to understand the presence and/or connectivity of the Bognor Sand Member with nearby aquifers in the report. As above we would wish to see this issue clarified prior to recommending discharge of Condition 12.

Condition 15 – NA.

Condition 22 – NA.