
From: Rhodes, Matthew <Matthew.Rhodes@highpeak.gov.uk>

Sent: Friday, July 7, 2023 2:57 PM

To: Planning (HPBC) <planning@highpeak.gov.uk>

Cc: 'mail@refa.co.uk' <mail@refa.co.uk>; Steven Gunn-Russell <Stevengr@whitepeakplanning.co.uk>

Subject: HPK/2022/0456 Environmental Health Consultation#

Dear Planning

Application number	HPK/2022/0456	Application type	Full Planning - Large scale MAJOR apps
Site address	Land At, Dinting Vale, Dinting, Glossop, Derbyshire,	Proposal	Proposed residential development comprising 100 dwellings including areas of public open space, landscaping and associated works

COMMENTS: Further to my previous email dated 23/11/22

Contamination:

The contamination reports submitted in support of the application may be accepted:

- REFA, *"Phase 1 – Geoenvironmental Desk Study Report"* (ref: 21168A/GEDS RevA), dated 4 August 2022
- REFA, *"Ground Investigation Works At Dinting Vale, Glossop"* (ref: REF-ST-21168), dated 16 February 2022
- REFA, *"Phase II Geo-Environmental Investigation Report"* (ref: 21168/GEIR/A Draft), dated 29 March 2023

The updated ground investigation report (21168/GEIR/A Draft) identifies limited contamination associated with made ground /infill. Delineation of pockets of made ground, for removal is proposed to take place during enabling works, and it may be useful to make reference to the geophysical survey that has been undertaken for parts of the site and submitted in support of the application.

- Archaeological Research Services Ltd, *"Integrated Geophysical Survey"* (ref: 23/319), dated April 2023

Further monitoring for ground gas is taking place, and the full ground gas assessment will be reported at a later date.

It is recommended that the suggested contamination condition remains in full.

Noise:

The revised noise impact assessment submitted in support of the application may be accepted.

- Royal Haskoning DHV, *"Noise Assessment – Dinting Vale, Glossop"* (ref: PC2304-RHD-ZZ-XX-RP-Z-0001 FINAL/P03), 16 March 2023

The report states that any rear gardens within 121 m of Dinting Vale with unobstructed line-of-sight to the road, requires mitigation in the form of an 1.8m high acoustic fence. I advise that the recommended condition NSD14 remains.

The applicant should submit a plan, or table indicating which premises/plots require an acoustic fence.

Regards

Matthew Rhodes
Environmental Health Officer (Pollution and Environment)

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