
From: Rhodes, Matthew
Sent: 08 November 2023 13:49
To: Planning Comments (HPBC)
Subject: HPK/2023/0405 - Environmental Health Consultation#
Attachments: Gas protection in Extensions.pdf

Categories:

Dear Planning

Application number	HPK/2023/0405	Application type	Full - Householder
Site address	17, Wood Lane, Hayfield, Derbyshire, SK22 2PA	Proposal	Single storey rear extension to replace existing conservatory and garage conversion

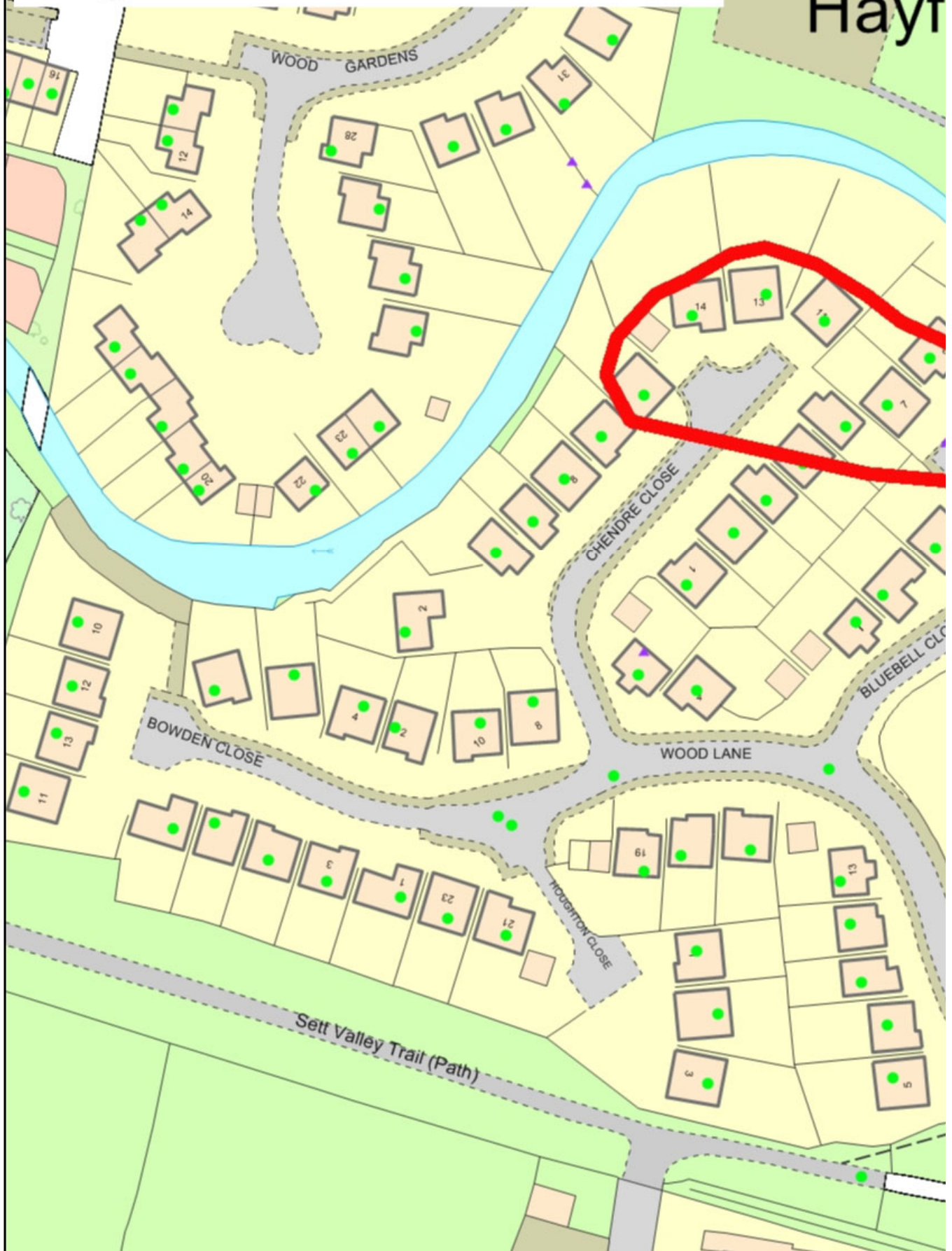
The site is located close to an historic landfill (outlined in red below), associated with the demolition of Woods Mill, which formally occupied that land. As a result, it is understood that Wood Lane development incorporated basic gas protection measures. Any extension should be consistent with, and complementary to the measures utilised. For this reason and to protect the health of the public the following are recommended



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1. CL05 CONTAMINATED LAND – IF FOUND DURING DEVELOPMENT

If during development any contamination (including ground gas) or evidence of likely contamination is identified that has not previously been identified or considered, then the applicant shall submit a written scheme to identify and control that contamination. This shall include a phased risk assessment carried out in accordance with the procedural guidance of the Environmental Protection Act 1990 Part IIA, and appropriate remediation proposals, and shall be submitted to the Local Planning Authority without delay. The approved remediation scheme shall be implemented to the satisfaction of the Local Planning Authority.

CLD10 - GAS INFORMATIVE

The development is located within 250m of an historic landfill site. The following informative is advised.

Because of the potential risk to human health, before development commences the applicant should ascertain whether gas protection measures are required. If necessary, a gas impermeable membrane should be incorporated within the structure along with a ventilated sub floor area. Any services entering/leaving the structure should be located above the gas impermeable membrane or alternatively, adequate seals will need to be provided if the membrane is to be breached. The details of the gas impermeable membrane and with particular attention to the joins with any existing structure and seals around any services, plus details of the sub-floor ventilation should be submitted to Approved Building Control for approval prior to the works being carried out.

The information leaflet “Gas Protection in Extensions” is attached.

Matthew Rhodes
Environmental Health Officer (Pollution and Environment)

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