

**From:** [Matthew Rhodes](#)  
**To:** [James Stannard](#)  
**Cc:** [Planning \(HPBC\)](#)  
**Subject:** RE: DOC/2025/0008 - Discharge of Condition 6 in relation to HPK/202/0456  
**Date:** 25 March 2025 15:59:00

Hi James

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|                           |                                                                   |                         |                                                                                                 |
|---------------------------|-------------------------------------------------------------------|-------------------------|-------------------------------------------------------------------------------------------------|
| <b>Application number</b> | DOC/2025/0008                                                     | <b>Application type</b> | Discharge of conditions                                                                         |
| <b>Site address</b>       | Land Rear Of 21 , Dinting Vale , Dinting , Glossop , Derbyshire , | <b>Proposal</b>         | Discharge of Condition 6 in relation to HPK/2022/0456 approved on appeal APP/H1033/W/24/3339815 |

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| Consent                       | Condition | Requirement                               | Recommend for discharge* | Notes              |
|-------------------------------|-----------|-------------------------------------------|--------------------------|--------------------|
| HPK/2022/0456 (DOC/2025/0008) | 6         | Top-soil importation – approval of scheme | N                        | Clause met         |
| HPK/2022/0456 (DOC/2025/0009) | 7(a)      | Remediation scheme approval               | Y                        | Email date 25/3/25 |
| HPK/2022/0456                 | 7(b)      | Carry out approved remediation            | N                        |                    |
| HPK/2022/0456                 | 7(c)      | Contamination not previously identified   | N                        |                    |

\*upon application

#### Advice to LPA

The above application for discharge of condition 6 from HPK/2022/0456 has been forwarded to Environmental Health for consideration.

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6) No topsoil is to be imported to the site until it has been tested for contamination and assessed for its suitability for the proposed development. A suitable methodology for testing this material should be submitted to and agreed in writing by the Local Planning Authority prior to the soils being imported onto the site. The methodology should include the sampling frequency, testing schedules, criteria against which the analytical results will be assessed (as determined by the risk assessment) and source material information. Following analysis and prior to importation of any topsoil to the site, validity evidence shall be submitted to and approved in writing by the Local Planning Authority.

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The testing methodology is presented within the approved remediation strategy

- REFA, “Remediation Strategy for Proposed Residential Development Dinting Vale etc” (21168-REM-03), dated 21 January 2025

This methodology may be accepted, and it is recommended that this clause within the condition has been met.

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Prior to soil being imported condition 6 requires that it is approved for use on the site, following the submission of a suitable report.

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Regards

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Matthew Rhodes

Environmental Health Officer (Pollution and Environment)

High Peak Borough Council and Staffordshire Moorlands District Council

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**From:** James Stannard

**Sent:** 18 March 2025 14:43

**To:** Matthew Rhodes

**Cc:** Niall Mellan

**Subject:** DOC/2025/0008 - Discharge of Condition 6 in relation to HPK/202/0456

Hi Matt

I don't appear to have had any comments from EH in relation to the above application which relates to remediation.

Would you please review and confirm whether you would be happy for this condition to be formally discharged?

Regards

**James Stannard** Planning Officer

Development Services

High Peak Borough Council and Staffordshire Moorlands District Council

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**Please note that my working days are Monday-Thursday**

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