

Eleanor Thomas

From: Sarana Osman
Sent: 28 June 2023 13:35
To: Charmian Eyre-Walker
Cc: ESAdmin; Neil Higgs; Sophie Hatfield
Subject: RE: - RE: Wickwar Housing - _P22/01300/O - URGENT

Hello,

I've not added this to Uniform or IDOX yet because I'm just too new but am emailing comments in the first instance - as you needed them ASAP:

On 12th April 2022, comments from WRS on behalf of the Environmental Protection Team included a request for the Desk Study for the application.

The Phase 1 Preliminary Risk Assessment(Desk Study) at South Farm, Wickwar by Clarkebond dated 02/04/20 (ref: B05313-CLK-00-XX-RP-GE-0001) has now been submitted.

From reviewing the desk study, it has been noted that asbestos was identified as a contaminant of concern but does not appear to have been included within the analysis of the soil samples within the Phase 2 Ground Investigation report.

Therefore, care should be taken, particularly in the vicinity of the farm, the areas of potentially backfilled ponds and any made ground across site for potential asbestos.

Otherwise, we are satisfied that the site investigation and conclusions are suitable for this application site.

Kind regards,

Sarana Osman
BSc (Hons) MRes
Contaminated Land Officer
01454 863485

South Gloucestershire Council, Environmental Health, PO Box 1954, Bristol, BS37 0DD

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From: ESAdmin <esadmin@southglos.gov.uk>
Sent: Wednesday, June 28, 2023 8:56 AM
To: Neil Higgs <Neil.Higgs@southglos.gov.uk>; Sarana Osman <Sarana.Osman@southglos.gov.uk>
Subject: FW: - RE: Wickwar Housing - _P22/01300/O - URGENT

Good morning

I have saved this to:

EH23/002482/EHCONP – CL

Clare Hopkins

Technical Support Officer (Place Operations (customer and regulatory))

Business and Resources

Department for Place

South Gloucestershire Council

Clare.hopkins@southglos.gov.uk

Tel 01454 863697

Correspondence address – South Gloucestershire Council, Department For Place, PO Box 1954, Bristol, BS37 0DD



From: Charmian Eyre-Walker <Charmian.Eyre-Walker@southglos.gov.uk>

Sent: Tuesday, June 27, 2023 4:32 PM

To: Environmental Protection <environmental.protection@southglos.gov.uk>

Subject: - RE: Wickwar Housing - _P22/01300/O - URGENT

In response to your consultation response on this application, I attach the requested desk to study. I would be grateful for your comments ASAP.

Kind Regards,

Char Eyre-Walker
South Glocs Council
Principal Planner (Major Sites)
01454 866408

From: Claire Hawkes <claire.hawkes@turley.co.uk>

Sent: Tuesday, June 27, 2023 4:12 PM

To: Charmian Eyre-Walker <Charmian.Eyre-Walker@southglos.gov.uk>

Subject: RE: [EXTERNAL EMAIL] - RE: Wickwar Housing - _P22/01300/O - URGENT

I'm using Mimecast to share large files with you. Please see the attached instructions.

Hi Char,

See attached. Shout if you cant access and need me to send on WeTransfer instead.

If I can just caveat, the report was produced earlier in the project and does not include up to date references to the current application (it was based on a different [wider] site area and the application scheme had not yet been finalised at the time this was prepared). The content with regard to contamination and ground investigations remains relevant to the query below and is summarised in the Phase 2 report that was submitted with the application. Trust that makes sense but let me know if further clarification is needed.

Kind regards
Claire

From: Charmian Eyre-Walker <Charmian.Eyre-Walker@southglos.gov.uk>

Sent: Tuesday, June 27, 2023 1:25 PM

To: Claire Hawkes <claire.hawkes@turley.co.uk>

Subject: RE: [EXTERNAL EMAIL] - RE: Wickwar Housing - _P22/01300/O - URGENT

■
Hi Claire

Do you have the Desk Top Survey stated below ?

Environmental Protection (Contamination) – No objections subject to conditions. A Desk Top Survey was supposedly taken previously but has not been submitted with the application – **this should be submitted**. The ground investigation did not identify any risks to human health or groundwater. Elevated Zinc was identified – no impact on vegetation was noted. Basic Radon protection is required.

Kind Regards,

Char Eyre-Walker
South Glocs Council
Principal Planner (Major Sites)
01454 866408

From: Claire Hawkes <claire.hawkes@turley.co.uk>
Sent: Tuesday, June 27, 2023 10:31 AM
To: Charmian Eyre-Walker <Charmian.Eyre-Walker@southglos.gov.uk>
Subject: [EXTERNAL EMAIL] - RE: Wickwar Housing - _P22/01300/O - URGENT

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Morning Char,
Thank you again for sending this over.

We have discussed with the client team. Whilst the applicant is agreeable, in principle, to the provision of a financial contribution towards bus services for the village, we do have concerns that the current level of contribution being sought has not been sufficiently justified as being reasonable or necessary. We would welcome further discussion on this as the appeal progresses, either through SOCG or S106 discussions.

Kind regards,
Claire

Claire Hawkes
Associate Director

Turley

Mobile: +44 7976734280
Office: 0117 989 7000

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From: Charmian Eyre-Walker <Charmian.Eyre-Walker@southglos.gov.uk>

Sent: Monday, June 26, 2023 8:50 AM

To: Claire Hawkes <claire.hawkes@turley.co.uk>

Subject: Wickwar Housing - _P22/01300/O - URGENT

Good Morning Claire

Please see attached which is in response to receipt of the appeal. It requests confirmation about bus service contributions, which I would be grateful if you can come back to me on ASAP as it is an important consideration in my report that I need to have finalised by Wednesday this week ie 28th June.

Kind Regards,

Char Eyre-Walker

South Glocs Council

Principal Planner (Major Sites)

01454 866408

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