Development Management
Application No D/15/75943
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17 August 2015

Application No. D/15/75943

In pursuance of their powers under the above Act and in accordance with your application received on 5 February 2015

the Council, as Local Planning Authority hereby Grants Prior Approval for the following :

Description: Prior Notification of intent to demolish existing warehouse unit.
Site: Alpha Park, Electron Way, Chandler's Ford, Eastleigh, SO53 4ZR

Subject to due compliance with the following conditions:

(1) No demolition activities shall take place except between the hours of 08:00-19:00 Monday to Friday and 08:00-13:00 Saturdays and at no time on Sundays or Bank Holidays. Reason: To protect the amenities of the occupiers of nearby properties.

(2) No burning of materials obtained by site clearance or any other source shall take place during the demolition, construction and fitting out process. Reason: To protect the amenities of the occupiers of nearby properties.

(3) Prior to commencement of the lifting of the slab:
a) a strategy for the additional site investigation to be carried out, as set out in the Combined Desk Study and Ground Investigation Report, Hydrock ref: R/13919/001/Issue 2, March 2014, updated February 2015, [submitted under planning application F/15/75988], shall be agreed with the Local Planning Authority. Once agreed, this investigation shall be undertaken and a report of the findings shall be submitted to, and approved by the LPA within a time period to be agreed with the LPA; and unless agreed with the LPA;

b) a detailed site specific scheme for remedial works and measures to be undertaken to avoid the risk from contaminants and/or gases when the site is developed and proposals for future maintenance and monitoring. Such a scheme shall include nomination of a competent person to oversee the implementation of the works.

(4) Upon completion of any remedial works required under condition 3b, verification reports by the competent person approved under condition 3b shall be submitted to verify that any remediation scheme required and approved under condition 3b has been implemented fully in accordance with the approved details.

(5) Prior to commencement of demolition, a Construction Environment Management Plan detailing the site specific mitigation measures in relation to air quality during construction, as set out in the Air Quality Demolition Phase Assessment, AECOM, 60339061 April 2015, updated July 2015, shall be submitted to, and approved in writing by, the Local Planning Authority. The demolition shall be carried out in accordance with the approved plan. Reason: To protect the amenity of nearby occupiers.

L O'Driscoll

Louise O'Driscoll
Head of Development Management