

Morris, Rachael

From: Morris, Rachael
Sent: 20 February 2025 15:43
To: Morris, Rachael
Subject: FW: [PN/25/98919] MANOR FARM, MANOR FARM COUNTRY PARK, PYLANDS LANE, BURSLEDON, SOUTHAMPTON, SO30 2ER - Contaminated land comments

From: Panza, Yacklin <Yacklin.Panza@eastleigh.gov.uk>
Sent: 20 February 2025 15:40
To: Morris, Rachael <Rachael.Morris@eastleigh.gov.uk>
Cc: Pires, Andre <Andre.Pires@eastleigh.gov.uk>
Subject: [PN/25/98919] MANOR FARM, MANOR FARM COUNTRY PARK, PYLANDS LANE, BURSLEDON, SOUTHAMPTON, SO30 2ER - Contaminated land comments

Hello Rachel,

Hope you are well.

Thanks for consulting the Pollution Team on the application reference PN/25/98919 for the Prior approval application for demolition of 'Charlies Barn' under Class B, Part 11, Schedule 2 of The Town and Country Planning (General Permitted Development) (England) Order 2015 at MANOR FARM, MANOR FARM COUNTRY PARK, PYLANDS LANE, BURSLEDON, SOUTHAMPTON, SO30 2ER. Concerns raised for contaminated land only as below:

The planning application indicates that the barn contains asbestos material within roofing and cladding, which will be removed individually and disposed of by an approved contractor to an approved waste disposal facility. It is noted that as part of the proposed restoration stone surface will be laid to provide a safe area.

Ideally, I would like to see an Asbestos Management Plan to make sure all the measures are in place for the dismantling and disposal of hazardous waste. Have the applicant provided this?

I suggest the following wording:

Remediation Strategy and Verification Plan

A site-specific remediation Method Statement to detail how the possible pollutant linkages (asbestos) will be effectively managed and mitigated should be submitted to and approved by the Local Planning Authority, followed by a verification report, including:

- Verification data of remanent soils after demolition works (sample locations/analytical results, photographs of the remediation works in progress, etc. to ensure material left in situ is free from contamination;
- Certificates demonstrating that imported and/or re-use soils are suitable for the intended purpose;
- Evidence that any excavated soils are appropriate disposed of.

Reason: To ensure that risks from contaminated land to future users and neighbours are minimised.

I trust the above information is of assistance. Please let me know if you would like to discuss it further.

Best regards,

Yacklin

Yacklin Panza
Pollution Control Specialist

Planning & Environment - Pollution

Ext.: 8058

Mobile: 07557 327776