

Our Ref: CH/20.7268

Your Ref: PP-12578991

6 November 2023

Basildon Borough Council
The Basildon Centre
St. Martin's Square
Basildon
Essex
SS14 1DL

 **Head Office**
Old School House, Rettendon Turnpike,
Battlesbridge, Essex, SS11 7QL

 **Phone**
0330 053 6811

 **Email**
contact@smartplanning.co.uk

 **Website**
www.smartplanning.co.uk

By planning portal

Dear Sir/Madam

Town and Country Planning Act 1990
Application for Discharge of Condition 6 (contamination) Imposed on Planning Permission
22/00811/FULL
Oak Hill Farm, Coxes Farm Road, Billericay, Essex, CM11 2UA

I enclose an application for planning permission as described above. The documents are set out in the attached 'Schedule of Application Documents'. My client will pay the application fee of £116.00 plus Planning Portal Service Charge online.

The consultant for this application is Clare Higham.

Condition 6 Contamination

Condition 6 requires a method statement detailing the remediation requirements for land contamination, which was submitted with the discharge of conditions application 23/00663/COND and stated on the decision letter dated 29 August 2023. However, due to Condition 6 having not been mentioned within the description, we were informed by Thomas Benson that a further application to discharge Condition 6 is required.

This application duly provides the required method statement in order to formally discharge Condition 6. The investigations identified concentrations of lead, zinc and individual polycyclic aromatic hydrocarbons (PAHs), within the northern area of the site, and along the access track where there is made up ground. The pathways of exposure are through the ingestion of soil and dust, that will be active in areas of soft landscaping.

Remediation includes the excavation and removal of made ground within the approved private gardens of the development. These areas will then be backfilled with suitable clean top and subsoil, at a depth of 150mm.

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Please would you register the application, notify me of the application reference and timetable and supply a receipt for payment of the application fee. Should you have any queries relating to this proposal, please do not hesitate to contact me. I will otherwise make contact with the case officer in due course.

Yours faithfully

Clare Higham
Senior Planning Support Team

c.c. Mr and Mrs Smith
J P Gatrell Ltd
SPL