**Substantive response of Blaby District Council’s Environmental Services Department**

Response provided under the delegated authority of the Environmental Services Manager

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| Application Details:23/0995/HHDescription: Side extension.Location:  | Site Address:18 Mandarin WayWhetstone |
| Planning Officer:Amanda Haisman | Environmental Services Officer:Nicky Shepherd |
| Date received:27.11.2023 | Date of submission of response:27.11.2023 |
| Advice provided |
| **Further information is needed before determination**

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| **** |

 | **No objection**

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| **x** |

 | **No objections subject to the imposition of conditions**

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 | **Objection**

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| **Observations and reasons for advice:** |
| **Air Quality –** [ ]  **N/A**  |
| **Land Contamination -** [ ]  **N/A** See note to applicant.  |
| **Flooding -** [x]  **N/A** |
| **Drainage –** [x]  **N/A** Drainage (Foul) [ ]  Drainage (Surface)[ ]  |
| **Odour -** [x]  **N/A** |
| **Noise and Disturbance -** [ ]  **N/A** |
| **Lighting -** [x]  **N/A** |
| **Impact of Construction -** [x]  **N/A** |
| **Waste Storage and Handling -** [x]  **N/A** |
| **Caravan Site -** [x]  **N/A** |
| **Other** |
| Note to Applicant |
| 1. The application site is within 250 metres of a suspected landfill site. The applicant/developer’s attention is drawn to the fact that there is the potential for production and migration of landfill gas. You are reminded that the responsibility for safe development rests with the owner and/or developer. Accordingly, the applicant/developer is advised to seek independent expert advice regarding the possibility of the presence, or future presence, of landfill gas and whether any precautionary measures are necessary.
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| 1. The applicant should take all relevant precautions to minimise the potential for disturbance to the occupiers of neighbouring properties in terms of noise and dust during the demolition and construction phases of the development. This should include not working outside regular daytime hours, the use of water suppression for any stone or brick cutting and advising neighbours in advance of any particularly noisy works. The granting of this planning permission does not indemnify against statutory nuisance action being taken should substantiated noise or dust complaints be received. For further information please contact the environmental health service.
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