

4 September 2023

JBr.E13600/1.L1

Planning Department
Mansfield District Council
Civic Centre
Chesterfield Road South
Mansfield
Nottinghamshire
NG19 7BH

Dear Sirs,

RE: 2023/0221/FUL – Conditions 29b and 29c

We write in connection with Conditions 29b and 29c of the above referenced planning application. The Conditions relate to submission and implementation of a remediation scheme and indicate that redevelopment works cannot commence until they have been discharged.

DTS Raeburn undertook a Preliminary Risk Assessment (PRA) and initial phase of intrusive ground investigation in May 2022 (Report ref: E13600/1). The investigation did not identify any levels of remediation which required remediation. However, the investigation was necessarily limited by the presence of buildings across much of the site, and it was proposed that a second phase of intrusive investigation would be undertaken following demolition of the on-site buildings. This remains the intention.

We request that the Conditions be amended from 'pre-commencement' to 'pre-above dampproof course'. This will enable demolition works to be undertaken, thereby facilitating investigation of previously inaccessible areas of the site. Only once the site has been thoroughly investigated can the need for a remediation scheme be established.

We trust that the above is agreeable.

Yours faithfully,



James Brown
Associate Director



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