From:	Aaron Morley
To:	DMAdmin; Charlotte Dew
Subject:	Somersham_BankAve_9_SWof_2601643FUL_438877
Date:	21 October 2026 08:59:45
Attachments:	image001.png image002.png image003.png image004.png image005.png image006.png image007.png

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Hi Charlotte

Planning Ref: 26/01643/FUL
Env Health Ref: 438877

South West Of 9 Bank Avenue Somersham
Erection of a two storey detached dwelling

This proposed residential dwelling adjoins former railway sidings which are known to contain various contaminants associated with the past use. As the application site is not directly on the former sidings, if you are minded to grant permission to this proposal, it would be prudent to set an unexpected contamination condition as outlined below.

Reporting of Unexpected Contamination
If, during development, contamination not previously identified is found to be present at the site:

i. it shall be reported in writing to the Local Planning Authority within 1 working day;
ii. no further development (unless otherwise agreed in writing by the Local Planning Authority) shall be carried out until site investigations have been undertaken and a remediation strategy has been submitted to and approved in writing by the Local Planning Authority detailing how this unexpected contamination will be dealt with;
iii. the remediation strategy shall be implemented as approved;
iv. no occupation of any part of the development identified in the remediation strategy as being affected by the previously unidentified contamination shall take place until;
    a. the approved remediation scheme has been implemented in full and any required verification report has been submitted to and approved in writing by the Local Planning Authority; and

b. where required by the Local Planning Authority, any proposals for long-term monitoring of contaminant linkages, maintenance and arrangements for contingency action have been submitted to and approved in writing by the Local Planning Authority.

v. any approved long-term monitoring and maintenance measures shall be implemented as approved.

Reason:
To ensure that any contamination present at the site does not pose an unacceptable risk to human health, controlled waters or the environment, and to ensure the site is suitable for its proposed use, in accordance with the National Planning Policy Framework.

Please do not hesitate to contact me should you have any queries regarding the above.

Best regards,
Aaron

Huntingdonshire DISTRICT COUNCIL

Aaron Morley (BSc(Hons) MSc(EngGeol) MSc(EnvHealth) PGDip(Acous) FGS MCIEH CEnvH EHRB REnvH AFPH)
Environmental Health Officer
[redacted]
CEnvH Chartered Environmental Health Practitioner
The Geological Society Fellow (FGS)

OFFICIAL

-----Original Message-----
From: Dmadmin@huntingdonshire.gov.uk <Dmadmin@huntingdonshire.gov.uk>
Sent: 30 September 2026 16:54
To: Environmental Health <Environmental.Health@huntingdonshire.gov.uk>
Subject: Planning consultation notification 26/01643/FUL

Dear Sir/Madam

Please find correspondence from Development Management at Huntingdonshire District Council attached to this email in relation to the following application for Planning Permission.

Proposal: Erection of a two storey detached dwelling

Site address: Land South West Of 9 Bank Avenue Somersham

Reference: 26/01643/FUL

Huntingdonshire DC Development Management