

PLANNING REF : 242269
PROPERTY ADDRESS : 62 Proctors Road
:
: RG401RP
SUBMITTED BY : Mrs Karen Mann
DATE SUBMITTED : 24/09/2024

COMMENTS:

Observations:

Application for approval of details reserved by condition states that development has not already started. This is not the case and the Oakshire Environmental report clearly states and shows photographic evidence that as of July 5th when the environmental inspection (walkover) took place that the foundations and block and beam floor had been completed along with partially completed brickwork. The TW consent letter states 'This consent does not and cannot be used to discharge any drainage related planning conditions. Any planning conditions related to drainage should be applied to be removed to the LPA and Thames Waters Development Control team. ' Evidence from TW control team to say this has been done and agreed? It states that consent is subject to the conditions below but does not state that consent has been given. General leaflets, available to anyone, should not be regarded as evidence that these planning conditions can be discharged. Oakshire Environmental state that the applicant has been, during initial site preparation and the excavation of foundations for the proposed dwelling, been keeping a record of any identified visible or olfactory evidence of contamination, as well as a log of any pollution incidents and the client has confirmed that no visible or olfactory evidence of contamination was identified and no pollution incidents were recorded. This is inadequate proof, why would it be in the interest of the client to say anything but this? The trial pit, dug to a depth of 1m is also inadequate. Foundations were dug to a greater depth.