

PLANNING COMMITTEE

THE FOLLOWING ALTERATIONS AND AMENDMENTS HAVE BEEN RECEIVED SINCE THE PLANNING OFFICER'S REPORT WAS PRESENTED TO MEMBERS

Amendment Sheet.

Item 5

P/14952/002 - Former SIG Unit, Prescott Road, Poyle Industrial Estate, Slough, SL3 0AE

Amended Condition 11 wording (amendments underlined).

Phase 3 Quantitative Risk Assessment and Site Specific Remediation Strategy

No development aside from demolition of the existing buildings and clearance shall take place until a quantitative risk assessment has been prepared for the site, based on the findings of the intrusive investigation. The risk assessment shall be prepared in accordance with the Contaminated Land report Model Procedure (CLR11) and Contaminated Land Exposure Assessment (CLEA) framework, and other relevant current guidance. This must first be submitted to and approved in writing by the Local Planning Authority and shall as a minimum, contain, but not limited to, details of any additional site investigation undertaken with a full review and update of the preliminary Conceptual Site Model (CSM) (prepared as part of the Phase 1 Desk Study), details of the assessment criteria selected for the risk assessment, their derivation and justification for use in the assessment, the findings of the assessment and recommendations for further works. Should the risk assessment identify the need for remediation, then details of the proposed remediation strategy shall be submitted in writing to and approved by the Local Planning Authority. The Site Specific Remediation Strategy (SSRS) shall include, as a minimum, but not limited to, details of the precise location of the remediation works and/or monitoring proposed, including earth movements, licensing and regulatory liaison, health, safety and environmental controls, and any validation requirements.

REASON: To ensure that potential risks from land contamination are adequately assessed and remediation works are adequately carried out, to safeguard the environment and to ensure that the development is suitable for the proposed use and in accordance with Policy 8 of the Core Strategy 2008.

Amended Condition 23 wording (amendments underlined).

No development aside from demolition of the existing buildings and clearance shall take place until details have been submitted to and approved in writing by the Local Planning Authority of proposed works to resurface Prescott Road that runs on the western side of the site to the point it joins the highway on Blackthorne Road. The works shall be proposed to accord with Slough Borough Council's Adopted Vehicle Crossover Policy. The works shall be carried out in accordance with the approved details and be completed prior to the commencement of any development on site.

REASON: To ensure the access road on Prescott Road is of an acceptable standard due to its current substandard space in the interests of holistic development in light of the character of the area and high safety and convenience in the interests of Policy EN1 and T3 of The Adopted Local Plan for Slough 2004.

Item 6

P/19532/000 - 1A, Blackthorne Road, Poyle, Slough, SL3 0AL

Amended Condition 11 wording (amendments underlined).

Phase 3 Quantitative Risk Assessment and Site Specific Remediation Strategy

No development aside from demolition of the existing buildings and clearance shall take place until a quantitative risk assessment has been prepared for the site, based on the findings of the intrusive investigation. The risk assessment shall be prepared in accordance with the Contaminated Land report Model Procedure (CLR11) and Contaminated Land Exposure Assessment (CLEA) framework, and other relevant current guidance. This must first be submitted to and approved in writing by the Local Planning Authority and shall as a minimum, contain, but not limited to, details of any additional site investigation undertaken with a full review and update of the preliminary Conceptual Site Model (CSM) (prepared as part of the Phase 1 Desk Study), details of the assessment criteria selected for the risk assessment, their derivation and justification for use in the assessment, the findings of the assessment and recommendations for further works. Should the risk assessment identify the need for remediation, then details of the proposed remediation strategy shall be submitted in writing to and approved by the Local Planning Authority. The Site Specific Remediation Strategy (SSRS) shall include, as a minimum, but not limited to, details of the precise location of the remediation works and/or monitoring proposed, including earth movements, licensing and regulatory liaison, health, safety and environmental controls, and any validation requirements.

REASON: To ensure that potential risks from land contamination are adequately assessed and remediation works are adequately carried out, to safeguard the environment and to ensure that the development is suitable for the proposed use and in accordance with Policy 8 of the Core Strategy 2008.