

From: Lisa Horsley <lhorsley@idom.com>
Sent: 08 July 2022 09:46
To: Planning
Cc: Stone, Daniel; Tse, Wai
Subject: RE: Planning consultation - Planning Application - 22/0740/FH

22/0740/FH - Briar Gate, White Horse Lane, Rhodes Minnis, CT4 6XP

Good morning,

Thank you for your recent consultation.

I can confirm that I have reviewed the following documents:

- April 2022 Design and Access Statement;
- Existing and proposed plans;
- 2019 Building survey report.

The site is an existing residential plot and a replacement residential dwelling is proposed. The history of the site would suggest that risks from land contamination are likely to be low, however the Design and Access Statement and the Building Survey Report highlight the extensive use of asbestos products in the existing structure. There is potential for asbestos to have entered near surface soils during historic repairs, refurbishment or by degradation. This potential risk needs to be assessed.

I have no objection to the granting of planning permission, however I recommend that the standard land contamination condition be applied to any consent granted. For this site, I would be minded to accept a streamlined version of the land contamination assessment with near-surface site soils inspected and sampled / tested at the laboratory for the presence of asbestos fibres.

Best regards,

Lisa

IDOM

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From: Planning Department <planning@folkestone-hythe.gov.uk>

Sent: 07 July 2022 10:48

To: Lisa Horsley <lhorsley@idom.com>

Subject: Planning consultation - Planning Application - 22/0740/FH

Dear Colleague

Ref: 22/0740/FH

Proposal: Erection of detached dwelling with associated parking following the demolition of existing dwelling.

Location:

Briar Gate, White Horse Lane, Rhodes Minnis, CT4 6XP

The Council has recently received the above application and would welcome your comments and observations before 28/07/2022

To view details of the application, please use the following link to access the Council's public register [Public Register Link](#)

Planning Validation Team

Development Management

Folkestone & Hythe District Council

Civic Centre, Castle Hill Avenue

Folkestone,

Email: planning@folkestone-hythe.gov.uk

Website: www.folkestone-hythe.gov.uk

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