

BRIEF PHASE 2 ENVIRONMENTAL RISK ASSESSMENT STATEMENT.

An outline planning permission was consented on 15/02/2017 for 9 dwellings on land to the west of Rheda Park, Frizington. Approval ref: 4/16/2393/001 refers.

A Phase 1 Desk Top Study was submitted and approved as part of 4/16/2393/001. The document is listed in condition 2 as an approved document.

Condition 9 of 4/16/2393/001 required that a site investigation be undertaken with findings submitted for further consideration.

A stand-alone Full application has now been submitted to the LPA in relation to plot 9 only. The approved Phase 1 Desk Top Study is included as part of the submission. In a pre-application email exchange, the LPA advised that a Phase 2 Environmental Risk Assessment would be required as part of the submission. This brief statement has been prepared in response to this request.

It should be noted that the approved DTS recommended site investigation based on a low-moderate geotechnical risk and was directed towards foundation design. As part of any construction project, site investigations by way of trial holes would normally be undertaken as part of the Building Regulations process as matters of this nature normally fall under the auspices of Building Control. On this basis and if deemed necessary, we will accept a planning condition and deal with the matter post-consent.

Alpha Design
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