

Bury Metropolitan Borough Council
Town Hall
Knowsley Street
Bury
Lancashire
BL9 0SW

Our ref: SO/2022/121919/01-L01
Your ref: 67476
Date: 22 March 2022

FAO: Jennie Townsend

Dear Madam

DEMOLITION OF EXISTING PETROL FORECOURT AND SALES BUILDING TO BE REPLACED WITH NEW SALES BUILDING; INSTALLATION OF 8NO. EV CHARGERS WITH EV CANOPY AND EV INFRASTRUCTURE; INSTALLATION OF NEW JET WASH; NEW 2.4M LOUVERED ENCLOSURE/COMPOUND

DERBY GARAGE, MANCHESTER ROAD, BURY, BL9 9NS

Thank you for consulting us on the above application, on 9th February 2022.

Environment Agency Position

We have no objections to the application.

Advice to LPA

This development site appears to have been the subject of past industrial activity which may pose a risk of pollution to controlled waters.

However, we are unable to provide site-specific advice relating to land contamination as we have recently revised our priorities so that we can focus on:

- Protecting and improving the groundwater that supports existing drinking water supplies
- Groundwater within important aquifers for future supply of drinking water or other environmental use

We recommend that you refer to our published '[Guiding Principles for Land Contamination](#)' which outlines the approach which should be adopted when managing this site's risks to the water environment.

We also advise that you consult with your Environmental Health/Environmental Protection Department for advice on generic aspects of land contamination management. Where planning controls are considered necessary, we recommend that

Environment Agency
Richard Fairclough House Knutsford Road, Warrington, WA4 1HT.
Customer services line: 03708 506 506
www.gov.uk/environment-agency

Cont/d..

the environmental protection of controlled waters is considered alongside any human health protection requirements. This approach is supported by paragraph 174 of the National Planning Policy Framework.

We recommend that developers should:

1. Follow the risk management framework provided in '[Land contamination: risk management](#)' when dealing with land affected by contamination
2. Refer to our [Guiding principles for land contamination](#) for the type of information that we require in order to assess risks to controlled waters from the site – the local authority can advise on risk to other receptors, such as human health
3. Consider using the [National Quality Mark Scheme for Land Contamination Management](#) which involves the use of competent persons to ensure that land contamination risks are appropriately managed
4. Refer to the [contaminated land](#) pages on gov.uk for more information

Please contact me should you have any queries.

Yours faithfully

Jeni Templeman
Sustainable Places Advisor

e-mail SPPlanning.RFH@environment-agency.gov.uk