CONTAMINATED LAND – No comment.

AIR QUALITY – CONDITION

The site is located within an Air Quality Management Area. It is noted in the submitted Technical Note that the proposals comprise eight EVCP parking bays for public use and will generate approximately 48 total movements (arrivals and departures) across the day. As such, it is considered very unlikely that the development would create an increase of more than 100 AADT (annual average daily traffic). Therefore, in line with the EPUK Guidance, an air quality assessment will not be required.

Bury Council has been identified by DEFRA as an area requiring to significantly improve air quality. To support the principles of the Greater Manchester Clean Air Plan in reducing levels of nitrogen dioxide and in order to manage current and future levels of air pollution Bury Council is encouraging the use of cleaner vehicles. The proposal is supported with a specification for the Kempower Satellite DC charging system which can provide fast charging up to 400kW. This is sufficient for the proposed use.

AQ01 - ELECTRIC VEHICLE CHARGE POINTS
Certification and photographic evidence of the installation of the agreed electric vehicle charge points shall be submitted to Local Planning Authority for approval prior to the development being brought into use. The infrastructure shall be maintained and operational in perpetuity.

Reason: To encourage the uptake of ultra-low emission vehicles and ensure the development is sustainable and to safeguard residential amenity, public health and quality of life with respect to Local Air Quality, in accordance with paragraphs 112e, 117e, 187e and 199 of the National Planning Policy Framework (December 2024) and Places for Everyone Policy JP-S5 (Clean Air).