

## Alistair Axcell

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**From:** Kim Fisher  
**Sent:** 20 July 2021 09:25  
**To:** Planning Services - Castle Point Borough Council  
**Subject:** FW: Manor Trading Estate, Brunel Road, Benfleet (your ref: 21/0532/OUT our ref: 21/01404/PLAPC)

Please upload to 21/0532/OUT as EHO further comments.

Thanks  
K

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**From:** Janette Parker-East <jparker-east@castlepoint.gov.uk>  
**Sent:** 20 July 2021 08:09  
**To:** Kim Fisher <kfisher-bright@castlepoint.gov.uk>  
**Subject:** FW: Manor Trading Estate, Brunel Road, Benfleet (your ref: 21/0532/OUT our ref: 21/01404/PLAPC)

Hi Kim,

I forgot to add in my e-mail below that if it does go ahead our standard informatives (below) would stand:

### **1. Construction: Noise and Dust Control**

All relevant precautions to minimise the potential for disturbance to neighbouring residents in terms of noise and dust during the development must be taken. Water suppression shall be employed for any stone or brick cutting and it is advisable to notify neighbours of any noisy works in advance.

Please be aware that the accepted times in the Borough for noisy works in terms of construction are:

Monday - Friday: 8am - 6pm

Saturday: 8am - 1pm

Sundays and bank holidays: no works

The site may be in operation outside of these hours. The above times relate to noisy works which will cause a disturbance to residents and businesses in the surrounding area. **The granting of planning permission does not indemnify against statutory nuisance action being taken should substantiated noise or dust complaints be received.**

### **2. Contaminated land**

Should the works unearth any contaminated land, such as what would be considered in an Environmental Investigation (Contamination) or asbestos containing materials careful consideration must be given to its handling and correct disposal. Waste transfer receipts must be obtained and kept.

### **3. Burning of trade waste**

Under the *Clean Air Act 1993* it is an offence to emit dark or black smoke or burn material that is likely to give rise to dark or black smoke on industrial and trade premises, or burnt in connection with any industrial or trade process. If a bonfire is producing or likely to produce dark or black smoke by the burning of trade or commercial waste, then the persons responsible may be liable to fines of up to £20,000.

### **4. HMO Informative room sizes**

As flats may end up on the rental market, please ensure that the rooms conform with the minimum room standards.

## 5. Food Businesses

Any food premises would be required to register 28 days before starting to trade and we always recommend early contact to discuss layout, fixtures and fittings with a view to ensuring compliance with the food safety legislation.

Kind regards, Janette

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**From:** Janette Parker-East

**Sent:** 19 July 2021 11:19

**To:** Kim Fisher <[kfisher-bright@castlepoint.gov.uk](mailto:kfisher-bright@castlepoint.gov.uk)>

**Subject:** Manor Trading Estate, Brunel Road, Benfleet (your ref: 21/0532/OUT our ref: 21/01404/PLAPC)

Hi Kim,

Sorry for the delayed response.

I have looked through the documents in support of this application and the consultee comments received.

In reference particularly to the ECC consultee comment in relation to the noise constraint study I would concur with everything in their response and have no further comments to make at this time.

Kind regards, Janette

**Mrs J. M. Parker-East** BSc (Hons) MCIEH CEnvH FRSPH  
Senior Environmental Health Officer  
Environmental Health Services

Power up and  
transfer to the  **PEN** Portal

## Moving Forwards

The council has continued to provide services to the public throughout the pandemic. Offering more of our services online and via the telephone has resulted in more efficient service delivery and positive feedback. Therefore, we intend to continue to operate this way.

We remain committed to providing our residents with a high level of service and we ask that appointments are made before attending the offices. To contact the council, please first see what you can do online at [www.castlepoint.gov.uk](http://www.castlepoint.gov.uk) before calling us on **01268 882200**. For general enquires, email us at [info@castlepoint.gov.uk](mailto:info@castlepoint.gov.uk)

Castle Point Borough Council | telephone: 01268 882308 | email: [jparker-east@castlepoint.gov.uk](mailto:jparker-east@castlepoint.gov.uk)  
| website: [www.castlepoint.gov.uk](http://www.castlepoint.gov.uk)

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