

REPLY TO PLANNING CONSULTATION

FROM: Environmental Protection Team – **Air Quality**

APPLICATION NO: 23/01631/OUT

LOCATION: Land to The West of Royal Hill Road, Derby

PROPOSAL: Outline application for residential development including access arrangements - up to 90 dwellings

CASE OFFICER: Sara Hodgkinson

COMMENTS DATE: 8th January 2024

1. I have reviewed the application information and I would offer the following comments in relation to air quality.
2. The outline application seeks to develop this plot of greenfield land for up to 90 residential dwellings, with all matters reserved.
3. The site is located well away from any notable sources of air pollution and the development is therefore unlikely to create any new significant exposures from the erection of dwellings in this location.
4. The construction of 90 dwellings does have the potential to increase local traffic emissions, however given the nature of the location and the significant distance from any known areas of high air pollution, the air quality impact of the development is expected to be low, when considered against national and local planning policy.
5. **Given the above, it is deemed that air quality does not need to be a significant consideration in determination of the application. Furthermore, no planning conditions are deemed to be necessary in the interests of air quality mitigation.**

Karl Suschitzky
Senior Environmental Health Officer