

**EXTRACT OF MINUTE OF PLANNING, PROTECTIVE SERVICES AND LICENSING COMMITTEE HELD ON 18 MARCH 2026**

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**\*6. LAND CONTAMINATION REPORTS FOR DEVELOPMENTS IN ARGYLL AND BUTE**

Where the redevelopment of land is proposed and previous use indicates the potential for land contamination, it is the responsibility of the developer to demonstrate that their proposal is “suitable for use”, through a phased process of risk assessment and ground investigation.

Land contamination risk assessment and ground investigation reports are submitted by developers and passed to Environmental Health to assess whether they meet expected standards, align with authoritative guidance, and their conclusions are evidence based.

A pilot was developed by Regulatory Services in May 2025 to promote better quality report submissions. The pilot brought together a number of complementary processes and a report advising of the Service’s intention to formalise this pilot into service procedures was considered.

The report also sought approval of the fee structure to support these changes to operational procedures.

**Decision**

The Committee considered this report, the service’s intention to formalise the pilot into service procedures and agreed to recommend to Council approval of the associated fees and charges detailed in paragraph 4.22 of the report.

(Reference: Report by Executive Director with responsibility for Regulatory Services dated 24 February 2026, submitted)