

15 February 2018

Planning Department
St Edmundsbury Borough Council
West Suffolk House
Western Way
Bury St Edmunds
Suffolk
IP33 3YU

Dear Sir/Madam,

**Re: Discharge of Conditions relating to planning permission at Land North
West of Haverhill, Anne Sucklings Lane, Little Wratting, Suffolk
Planning Ref: SE/09/1283**

Please find enclosed details submitted to discharge planning conditions at the above site for which detailed planning permission (relief road) and outline planning permission (residential) was granted on 27 March 2015, Ref SE/09/1283.

This application seeks to discharge planning conditions associated with the detailed planning permission for the relief road and outline planning permission for residential development (Phase 1). These details have been submitted via the planning portal (ref: PP-06743934). A cheque for the planning fee of £116.00 has been forwarded separately.

The conditions to which this application refers are as follows:

Relief Road:

Condition A4 – Arboricultural Method Statement

In accordance with the Arboricultural Method Statement (Ref. JBA 17/364 AR01 Rev B) prepared by James Blake Associates, dated 12th January 2018 and the following drawings:-

- JBA 17-364 TPP01
- JBA 17-364 TPP02
- JBA 17-364 TPP03
- JBA 17-364 TPP04
- JBA 17-364 TPP05
- JBA 17-364 TPP06 Rev A
- JBA 17-364 TPP07 Rev A

Condition A5 – Soft Landscaping for Relief Road

In accordance with the following detailed soft landscaping drawings prepared by James Blake Associates:-

- JBA 17\364 01
- JBA 17\364 02
- JBA 17\364 03
- JBA 17\364 04
- JBA 17\364 05
- JBA 17\364 06
- JBA 17\364 08
- JBA 17\364 09
- JBA 17\364 10
- JBA 17\364 11
- JBA 17\364 12*
- JBA 17\364 13
- JBA 17\364 14

* includes key

Condition A6 – Landscape and Ecological Management Plan

In accordance with the document entitled Landscape and Ecological Management and Maintenance Plan – Guide to the Management of Landscape and Ecological Areas at North West Haverhill Relief Road, Revision D, prepared by James Blake Associates dated February 2018.

Condition A7 - Construction Method Statement

A Construction Method Statement (CMS) prepared by Persimmon Homes is submitted to address the requirements of the condition. The CMS is accompanied by the following appendices:-

- Persimmon Group, Environmental Management System
- Persimmon Group – Construction Safety Manual
- Site Compound Drawing – COM.01
- Relief Road Phasing Plan Drawing - Ref 000/E/1000

Whilst not a requirement of the condition, a Construction and Environmental Management Plan (CEMP) has been prepared to identify existing and future ecology surveys that may be required (along with mitigation) as the relief road is constructed. The CEMP is informed by the Phase 1 Habitat Survey undertaken by James Blake Associates in January 2018 and previous surveys carried out by SES. The CEMP and Phase 1 Surveys referenced below accompany this submission. Condition 7 does not require these documents to be formally agreed by the Local Planning Authority.

- Construction and Environmental Management Plan, prepared by James Blake Associates, dated February 2018
- Phase 1 Habitat Survey – Rev A undertaken by James Blake Associates, dated February 2018

Condition A9 – Ground Levels, Services and Hard Surfaces

Hard copies to follow by post.

Outline Residential Development - Phase 1:

Condition B2 – Phasing Plan

The overall planning permission will be built out in accordance with Phasing Plan No. 039/E/1500.

Condition B4 – Landscape and Ecological Management Plan

A copy of the Landscape and Environmental Management Plan submitted and approved as part of the reserved matters approval (Ref. DC/16/2836/RM) is attached.

Condition B21 – Construction Method Statement

A Construction Method Statement (CMS) prepared by Persimmon Homes is submitted to address the requirements of the condition. The CMS is accompanied by the following appendices:-

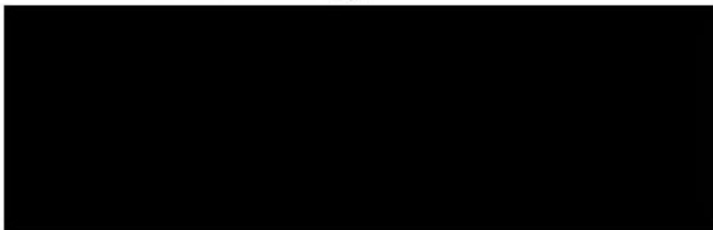
- Persimmon Group, Environmental Management System
- Persimmon Group – Construction Safety Manual
- Site Compound Drawing – COM.01

Condition B25 – Contamination

In accordance with the Phase 1 Desk Study and Phase 2 Site Investigation Report prepared by Geosphere Environmental Ltd (Report Reference Number: 995,SI/SG,PD/09.12.14/V1), dated 9 December 2014. Please note that due to the size of the file this report was forwarded to the Council on 14 February 2018 by 'We Transfer'.

I trust that the information submitted is acceptable. If you have any questions or require any further information, please do not hesitate to contact me.

Yours faithfully,



Stuart McAdam
Senior Planner
Persimmon Homes (Suffolk) Ltd