EASTLEIGH BOROUGH COUNCIL

FAO. Paul Watkinson
By email

Application DC/18/83327
Please ask for Kitty Budden
Direct dial 023 8068 8266
Email kitty.budden@eastleigh.gov.uk

Thursday 19 July 2018

Dear Paul

Town and Country Planning Act 1990
Planning (Listed Buildings and Conservation Areas) Act 1990

In pursuance of their powers under the above Act and in accordance with your application received on 04 June 2018 and made valid on 06 June 2018, the Council, as Local Planning Authority hereby confirm the status of the following conditions in respect of:

Application No: DC/18/83327
Description: Discharge of conditions application following planning permission F/17/80382 for discharge of conditions : 3, 6, 8, 11, 12 and 13.
Site: BRAXELLS FARM, WINCHESTER ROAD, BOTLEY

Condition	Details	Compliance and Date
1 (Commencement within 3 years)	Please notify the LPA when work commences	
2 (Compliance with approved plans	See Decision Notice	To be monitored.
3 (CEMP)	Construction & Environmental Management Plan, 27 March 2018 version 3	Discharged, subject to updated Site Manager contact details. Please ensure the Site Manager introduces themselves to residents at Braxells Cottage and provides contact details.
4 (SuDS)	Submission awaited.	
5 (Foul sewage disposal)	Submission awaited.	
6 (Details)		
a (Materials)	'Proposed Materials – Houses & Garages for Metis Homes', dated 24 January 2018 (rev 27 Mar 18)	Discharged.

b (Means of enclosure)	Dwg. no. BC-S-210 A; 'LAND ADJ BRAXELLS COTTAGE, WINCHESTER ROAD, BOORLEY GREEN, SO32 2BX'	Discharged.
c (Cross sections)	'Proposed Site Sections', dwg. no. 1774 03 Rev A; 'Civils & Drainage Layout', dwg. no. C300 P5	Discharged.
d (Access construction)	'Surfaces, Kerbs & Temporary Drainage', dwg. no. C305 Rev P3; 'Civils Construction Details', dwg. no. C320 Rev P2	Discharged, subject to securing the appropriate approval from Hampshire County Council.
e (Road management and maintenance)	'Conditions Application F/17/80382', dated 1 June 18, Mapledean Special Projects Ltd	Unable to discharge, please confirm the arrangements proposed by Imperial Homes.
f (Landscape scheme)	'External Works Proposal', dwg. no. BC-S-210 A; Planting – dwg. no. 9949; Land Products Specification and Maintenance Specification	Discharged.
7 (Completion of landscape scheme and replacement within 5 years)		To be monitored.
8 (Compliance with approved AIA and Method Statement)	Arboricultural Implications Assessment and Method Statement 17877 – AIA dated 26 March 2017; Tree Protection Plan ECO 3; Arboricultural Method Statement, ref. 17877-AMS 3, dated 16 January 2018	Condition cannot be partially discharged until a site meeting with the Council's Tree Officer has been carried out and the Tree Protection inspected. Please confirm date of site meeting.
9 (Lighting Strategy)	To be submitted prior to reaching DPC 'Surfaces, Kerbs & Temporary Drainage', dwg. no. C305 Rev P3; 'Civils Construction Details', dwg. no. C320 Rev P2	Additional information awaited.
10 (Protection of reptiles)		Ongoing during construction phase.
11 (Cycle storage)	External Works Proposal, dwg. no. BC-S-210 A	Discharged.

12 (Sustainable building)	SAP Calculation Summary Revision Schedule; 1774-10-A Plot 1; 1774-12-A Plot 2; 1774-13-A Plot 3; 1774-15-A Plot 4; 1774-16-A Plot 5; 1774-17-A Plot 6-7; 1774-19-B Plot 8-9; 1774-20-A Plot 10-11; 1774-22-A Plot 12-13; 1774-23-A Plot 14	Submission documents noted; additional information to be provided prior to occupation to discharge the condition.
13 (Noise mitigation scheme)	To be submitted prior to reaching DPC Noise Impact Assessment, Clarke Saunders Acoustics, dated 19 May 2017	Unable to discharge, additional information required.
14 (Land contamination)	Ground Investigation Report, Geo-Environmental, ref. GE15147/GIR/JAN16 version 1.0; 'Braxells Farm, Botley – Additional Investigation Works' ref. GE16787-LRv1180102 dated 2 January 2018; Remdial Strategy & Verification Plan, Geo-Environmental, ref. GE17024-RSVPv1JK180205	Discharged, subject to the areas with 'less clean cover' not being used specifically for soft landscape garden areas.
15 (Verification of contamination mitigation)	To be submitted prior to occupation	
16 (Artificial bat roosts)	'External Works Proposals', dwg. no. BC-S-210 A	Awaiting consultation response.
17 (Completion of parking area and retention)		Ongoing.

Please note discharge of the above conditions is subject to construction of the development being carried out in accordance with the approved details.

Should you have any questions, please do not hesitate to contact Kitty Budden as shown above.

Yours sincerely

Andy Grandfield
Lead Specialist for Housing and Development