

29 March 2018

SNPL409253

savills

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Dear Rachel

**WOODCROFT FARM APP/13/00804: Discharge of pre-commencement conditions pack 1**

Further to our meeting on 24 January 2018 and subsequent correspondence, please find enclosed a Discharge of Conditions application for Woodcroft Farm, on behalf of Linden Homes South.

The documents listed in the table below have been submitted in this first package seeking to discharge nineteen pre-commencement conditions (3, 4, 6, 7, 8, 9, 10, 11, 12, 14, 15, 16, 17, 19, 25, 29, 30, 31 & 33) and allow construction to start on site for Phase 2A (Residential Phase 1A).

A number of documents submitted address more than one condition, therefore for ease of reference in the table below I have listed the conditions in numerical order followed by titles of all the relevant documents submitted, and whether it is a site-wide or phased discharge sought:

| Condition | Relevant document(s)                                                                                                                                                                                                                                                                                                                                                                                                                                             | Site wide or phased    | Prepared by  |
|-----------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------|--------------|
| 3         | 17-110-1000-B S278 General arrangement;<br>17-110-1100-B-S38 General arrangement;<br>17-110-2000 Phase 1A General Arrangement;<br>17-110-2001 Phase 1A Engineering layout Sheet 1 of 2;<br>17-110-2002 Phase 1A Engineering layout Sheet 2 of 2;<br>17-110-2003 Phase 1A Construction make up Sheet 1 of 2;<br>17-110-2004 Phase 1A Construction make up Sheet 2 of 2;<br>17-110-2013 Private Construction details;<br>17-110-2014 Highway Construction details; | Access road & Phase 2A | Odyssey      |
| 4         | 17-110-2001 Phase 1A Engineering layout Sheet 1 of 2;<br>17-110-2002 Phase 1A Engineering layout Sheet 2 of 2                                                                                                                                                                                                                                                                                                                                                    | Phase 2A               | Odyssey      |
| 6         | CEMP Phase 2A & Appendices                                                                                                                                                                                                                                                                                                                                                                                                                                       | Phase 2A               | Linden Homes |
| 7         | Material – Atherstone Red datasheet;<br>Material – Marley Rivendale Fibre Cement Slates;<br>Material – Redland duoplain product datasheet                                                                                                                                                                                                                                                                                                                        | Phase 2A               | Linden Homes |
| 8         | 17-110-2003 Phase 1A Construction make up Sheet 1 of 2;<br>17-110-2004 Phase 1A Construction make up Sheet 2 of 2                                                                                                                                                                                                                                                                                                                                                | Phase 2A               | Odyssey      |
| 9         | LIN21652 11 Sheet 1;<br>LIN21652 11 Sheet 2;<br>LIN21652 11 Sheet 3;                                                                                                                                                                                                                                                                                                                                                                                             | Phase 2A               | ACD Ltd      |

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|    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |           |            |
|----|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|------------|
|    | LIN21652 14;<br>LIN21652 20                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |           |            |
| 10 | LIN21652 11 Sheet 1;<br>LIN21652 11 Sheet 2;<br>LIN21652 11 Sheet 3                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | Phase 2A  | ACD Ltd    |
| 11 | GE16662-GR05-180329                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | Phase 2A  | GESL       |
| 12 | GE16662-GR05-180329<br><br>(The Discovery Strategy within this letter will also be set out in any remediation method statements/remediation strategy and verification plans which are prepared in due course for future phases of development)                                                                                                                                                                                                                                                                                                                                                                                                       | Site wide | GESL       |
| 14 | 17-110-2000 Phase 1A General Arrangement<br><br>(Bin collection points marked as 'BCP' on this plan. Details for the communal refuse store for the flats are contained within APP/18/00217 Non-Material Amendment)                                                                                                                                                                                                                                                                                                                                                                                                                                   | Phase 2A  | Odyssey    |
| 15 | 17-110-2020 Indicative Street Lighting                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               | Phase 2A  | Odyssey    |
| 16 | 17-110-2005 Highway and drainage long section Sheet 1 of 4;<br>17-110-2006 Highway and drainage long section Sheet 2 of 4;<br>17-110-2007 Highway and drainage long section Sheet 3 of 4;<br>17-110-2008 Highway and drainage long section Sheet 4 of 4;<br>17-110-2009 Phase 1A Surface water manhole schedules;<br>17-110-2011 Phase 1A Private drainage construction details;<br>17-110-2012 Adoptable drainage construction details;<br>17-110-2013 Private Construction details;<br>17-110-2014 Highway Construction details;<br>17-110-2001 Phase 1A Engineering layout Sheet 1 of 2;<br>17-110-2002 Phase 1A Engineering layout Sheet 2 of 2; | Site wide | Odyssey    |
| 17 | 17-110-2005 Highway and drainage long section Sheet 1 of 4;<br>17-110-2006 Highway and drainage long section Sheet 2 of 4;<br>17-110-2007 Highway and drainage long section Sheet 3 of 4;<br>17-110-2008 Highway and drainage long section Sheet 4 of 4;<br>17-110-2009 Phase 1A Surface water manhole schedules;<br>17-110-2011 Phase 1A Private drainage construction details;<br>17-110-2012 Adoptable drainage construction details;<br>17-110-2013 Private Construction details;<br>17-110-2014 Highway Construction details;<br>17-110-2001 Phase 1A Engineering layout Sheet 1 of 2;<br>17-110-2002 Phase 1A Engineering layout Sheet 2 of 2; | Phase 2A  | Odyssey    |
| 19 | WF-290318 Woodcroft Farm                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | Site wide | Kingfisher |
| 25 | Off-site highways works phasing plan                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | Site wide | Savills    |
| 29 | 17-110-1000-B S278 General Arrangement;<br>17-110-1100-B S38 General Arrangement                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | Site wide | Odyssey    |

|    |                                                                                                                                                                |           |         |
|----|----------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|---------|
| 30 | LIN21652 20                                                                                                                                                    | Phase 2A  | ACD Ltd |
| 31 | 17-110-2000 Phase 1A General Arrangement;<br>17-110-2003 Phase 1A Construction make up Sheet 1 of 2;<br>17-110-2004 Phase 1A Construction make up Sheet 2 of 2 | Phase 2A  | Odyssey |
| 33 | 17-110-2004 Phase 1A Construction make up Sheet 2 of 2                                                                                                         | Site wide | Odyssey |

The application fee (£116) will be paid online using planning portal reference PP-06840100.

I trust all is in order to register the application, however should you have any queries please do not hesitate to contact me.

Once all the details are logged, we would be happy to come and meet you to run through the information and any initial queries you may have.

Yours faithfully



**James Brewer**  
**Savills Planning**

Cc Daryl Roberts, Linden Homes South