



Ashwood Homes Limited  
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## YOUR HOME | OUR VISION

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Saturday, 25<sup>th</sup> November 2023  
FAO Mr Daniel Allen  
South Holland District Council  
Planning Department  
Council Offices  
Priory Road  
Spalding  
Lincolnshire  
PE11 2XE

### **H02-0166-22 - Land To North West Of Harrington Drive Crowland – Discharge of Full Planning Conditions 4, 5, 6, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17**

Dear Daniel,

Please find below discharge of planning conditions from the Full Planning Approval, reference H02-0166-22 for Land To North West Of Harrington Drive Crowland. We have not included any condition which is informative.

#### **CONDITION 4 – SURFACE WATER DRAINAGE SCHEME**

Please refer to the attached civil engineering drawings

- [AHL-1568-01-DR-004-P8 - Section 104 Drainage Layout](#)
- [AHL-1568-01-DR-005-P7 - Section 104 Catchment Areas](#)
- [AHL-1568-01-DR-006-P3 - Section 104 Benching Details Sheet 1](#)
- [AHL-1568-01-DR-007-P3 - Section 104 Benching Details Sheet 2](#)
- [AHL-1568-01-DR-014-P3 - Section 104 Flood Routing Plan](#)
- [AHL-1568-01-DR-015-P3 - Section 104 Hydrobrake Details](#)
- [AHL-1568-01-DR-016-P5 - Section 104 Manhole Schedule](#)
- [AHL-1568-01-DR-019-P5 - Section 104 Longitudinal Sections](#)
- [C1 2 145 – IDB Discharge Consent](#)

These drawings have been submitted to Anglian Water under a Section 104 Agreement for technical vetting. Also attached is the IDB Discharge Consent from North Level Internal Drainage Board for a combined discharge rate of 6 l/s from all 3 sites.

#### **CONDITION 5 – CONSTRUCTION MANAGEMENT PLAN**

Please refer to attached drawing 132 CMP 01 – Construction Management Plan. This details the site phasing; parking of vehicles; loading and unloading operations; storage; wheel washing; access routes; surface water management and control of noise and dust.

## **CONDITION 6 – SITE LEVELS**

Please refer to attached drawings

- AHL-1568-01-EW-001-P5 - External Works Sheet1
- AHL-1568-01-EW-002-P5 - External Works-Sheet 2
- 132-SS-JR-001 - RevA – Site Sections A-A and B-B
- 132-SS-JR-002 - RevA – Site Sections F-F and G-G and H-H
- 132-SS-JR-002 - RevA – Site Sections E-E

These drawings indicate the proposed Finished Floor Levels and proposed external ground levels across the development. Site Sections through critical sections are also provided.

## **CONDITION 8 – CONTAMINATION**

Please refer to Ground Investigation Report (D41197 Combined Phase I & II Report (1)\_compressed) and Ground Gas Report (D41153 Ground Gas Report).

The only contaminant identified on site is ground gas. The remediation strategy is detailed on drawing 132 - GMD-01 - Gas Membrane Details

## **CONDITION 9 – VERIFICATION REPORT**

Refer to report D41153 Verification Plan for gas verification measures on site.

## **CONDITION 10 – MAINTENANCE SCHEDULES**

Please refer to the attached document 132 - Harrington Drive Maintenance Schedules which details the proposed maintenance schedules for areas of public open space, landscaping, adopted and private roads.

## **CONDITION 11 and 12 – LANDSCAPING**

Refer to attached drawings

- AHL-1568-LA Landscaping Plan
- Ashwood Homes Harrington Drive Schedules
- Ashwood Homes Harrington Drive Maintenance

This details the proposed landscape scheme and the proposed maintenance scheme thereafter.

## **CONDITION 13 – BOUNDARY TREATMENT**

Please refer to drawing 132 - BT.10 Rev C Boundary Treatment Plan which details all boundary treatments across the development.

## **CONDITION 14 – GAS AND ELECTRIC BOXES**

Please refer to attached drawings

- 132-CSL-01 Rev B Combined Services Layout
- SEVERN-V-001 DESIGN SHEET
- STAMFORD-001 DESIGN SHEET

The above details the locations of all gas and electric meter boxes, boiler flues and soil vent pipes.

## CONDITIONS 15 and 16 – ECOLOGY RECOMMENDATIONS

Please refer to attached drawing 132 - BDP-01 - Biodiversity Plan for location of bat and bird boxes, as well as hedgehog houses. All plots are noted to have 3 swift bricks per plot.

## CONDITION 17 – WATER CONSUMPTION

Please refer to attached calculations confirming water usage below 110 litres per person per day.

We trust the above and attached is self-explanatory and sufficient for the discharge of the relevant conditions, but if you have any queries please do not hesitate to contact the undersigned direct.

Yours sincerely

A handwritten signature in black ink, appearing to read 'G. Baxter', written in a cursive style.

Gavin Baxter, BSc (Hons)  
Technical Manager