Rob Duncan
Planning
Consultancy

Mrs. L. Jackson
Staffordshire Moorlands District Council
Stockwell Street
Leek
Staffordshire
ST13 6HQ

2nd May 2023

Dear Lisa

DISCHARGE OF CONDITIONS: SMD/2022/0175 – WOODHEAD GARAGE, CHEADLE

I refer to the above application, which was approved by the Local Authority on 17th February 2023. This submission seeks to address the requirements of a number of the planning conditions imposed on the approval notice, which I deal with in turn below. An associated non-material amendment application has been submitted concurrent to this application in order to alter some of the trigger points of these conditions.

Condition 3 – CEMP
I would be grateful if you would find enclosed a CEMP document and accompanying Appendices A and B prepared by Hewitt & Carr Services Ltd. to address the requirements of this condition. I trust these details will meet with your approval.

Condition 4 – Importation of Soil
For avoidance of doubt I write to confirm that no soil is to be imported onto site.

Condition 6 – External Illumination
I would be grateful if you would find enclosed a copy of drawing 1764-06 along with a Lighting Report prepared by Ansell Lighting to address the requirements of this condition. I trust these details will meet with your approval.

Condition 10 – Surface Water Drainage
I would be grateful if you would find enclosed copies of the following documents to address the requirements of this condition:

- Drawing 01B – Drainage and Levels

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- Drawing 02A – Drainage Areas
- Greenfield Run Off Estimate
- Drainage Calculations for Permeable Paving
- Drainage Calculations for Porous Asphalt

I trust these details will meet with your approval.

Condition 11 – Landscaping
I would be grateful if you would find enclosed a copy of drawing 1764-06 to address the requirements of this condition. I trust these details will meet with your approval.

Condition 13 – Habitat Management Plan
I would be grateful if you would find enclosed a combined CEMP and LEMP document prepared by Elite Ecology to address the requirements of this condition and that of Condition 14. I trust these details will meet with your approval.

Condition 14 – Method Statements
Please see Condition 13 above. I trust these details will meet with your approval.

Should you have any queries or concerns in respect of the above matter then please do not hesitate to contact me.

Yours sincerely



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