

18/12/2025

Harry Berks
Avison Young
3 Brindleyplace
Birmingham
United Kingdom
B1 2JB

Dear Sir,

TOWN AND COUNTRY PLANNING ACT 1990

Discharge of Conditions 10, 20, 26 and 29
in relation to application SMD/2022/0244

Industrial Agricultural Engineering Brookhouse Way Cheadle Staffordshire ST10 1SR

I can confirm that:

Condition 10: Landscape and Ecological Management Plan

Details submitted under the 'Landscape and Ecology Management Plan' by MIDDLEMARCH referenced RT-MME-180042 Rev B dated June 2024 are deemed acceptable. Condition is satisfied subject to compliance with these details.

Condition 20: Construction and Environmental Management Plan

Details submitted under the Construction Method Statement REV A dated 14th June 2024 are deemed acceptable. Notably, condition 20 sections 6 and 14 specifically require ongoing control measures to be in place. Only authorised and permitted waste contractors should be used, all waste transfer notes and receipts should be retained for inspection. Condition is satisfied subject to compliance with these details.

Condition 26: Remediation Scheme

Details submitted under the '*REMEDIAL SPECIFICATION*' report by Groundtech Consulting referenced GRO-21384-5213 and dated 10 June 2024 and the '*COVER SYSTEM VALIDATION REPORT*' by Groundtech Consulting referenced GRO-22250-6153 and dated 17 October 2025 are deemed acceptable. Condition is satisfied subject to compliance with these details.

Condition 29: Soil Contamination

Details submitted under the '*REMEDIAL SPECIFICATION*' report by Groundtech Consulting referenced GRO-21384-5213 and dated 10 June 2024 and the '*COVER SYSTEM VALIDATION REPORT*' by Groundtech Consulting referenced GRO-22250-6153 and dated 17 October 2025 are deemed acceptable. Condition is satisfied subject to compliance with these details.

If you have any questions regarding the above please contact

Hannah.varley@highpeak.gov.uk

Yours faithfully,

X *B.J. Haywood*

Signed by: Ben Haywood

Head of Development Services