
Braeside Developments

5 Bartons Cottage
Westerham
Kent
TN11 9LZ
07876 803899
nick@braesideproperties.co.uk

R. Timms
Principal Planning Officer
Maidstone Borough Council
Maidstone House
King Street
Maidstone
Kent
ME15 6JQ

06.04.2022.

Dear Richard

19/504910/OUT - Former Syngenta Works - Yalding

Further to the grant of the Outline Consent for the above please find attached to this application the information seeking to discharge the following Conditions:-

1. Condition 13

The information submitted here includes that to discharge Condition 31 which shows the results of the testing carried out to demonstrate the suitability of the site to accommodate the surface water drainage by infiltration into the existing ground. This is very much in line with the requirements of the Environment Agency (EA) and in line with our discussion to date with its officers.

2. Condition 14

Again we have worked very closely with the EA in assessing any residual risks associated with this site. In light of the past works, and the sign offs by KCC and the EA, the additional site investigations which have since been carried out and are reported in this submission and the continuing monitoring of the PRB gates it is not proposed that any further site intrusive investigations are required. The process as set out will be to pre-commencement monitoring of the PRB gates and relevant boreholes for Phases A & B, with monthly monitoring thereafter. Procedures are in place to identify and manage any unforeseen contamination and this will be dealt with in accordance with Condition 30. Upon the completion of each phase of the groundworks a Verification Report will be submitted in accordance with Condition 24.

3. Condition 31

As part of the submission for Condition 13 the results of the testing carried out are reported the conclusion to which is that the infiltration solution to the surface water drainage of the site is acceptable.

4. Condition 38

This provides the detail of the proposed foul water drainage proposal and shows its resilience to flooding should the circumstance arise.

I look forward to the prompt discharge of these Conditions.



Yours sincerely

Nick Young BSc MRICS

Director Braeside Developments Ltd