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17 May 2022

Dear Sir

#### **TAYLOR WIMPEY BRISTOL**

**Mixed use development of 44 hectares of land comprising: up to 1,000 new dwellings (Use Class C3); an 86-bed Extra Care Home (Use Class C2); a mixed use local centre including a food store up to 1,422sqm net internal sales area (Use Classes A1, A2, A3, A4, A5, B1, D1, D2); a 2-form entry primary school; community facilities including a satellite GP surgery, dentist and community centre; associated public open space and sporting facilities; green infrastructure integrated with foot and cycle paths; together with supporting infrastructure and facilities including three new vehicular accesses. Outline application including access, with all other matters reserved (REF: PT14/0565/O)**

#### **APPLICATION TO DISCHARGE CONDITION 42**

**PLANNING PORTAL REF: PP-11227142**

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This letter accompanies an application to discharge Condition 42 attached to the above referenced development.

Submission is made via the Planning Portal. All documents associated with the application, as described below, are provided electronically.

Condition 42 is reproduced below:

*42. Prior to the approval of any residential reserved matters applications within the relevant geographical phase details of the proposed noise bund as shown in drawing ENAB.001, which shall include its construction, details of any imported soil (location, vehicle trip movements to import the soil and numbers/frequency of movements) and geological make up shall be submitted to and approved in writing by the Local Planning Authority. The bund shall be implemented in accordance with the approved details and in accordance with the details submitted with the Phasing Plan (condition 5).*

**Reason:**

*To protect the character and appearance of the locality and to assess the sustainability of the bund construction in accordance with policies CS1 and CS9 of the adopted South Gloucestershire Local Plan: Core Strategy (December 2013) and policy PSP2 and PSP21 of the adopted South Gloucestershire Local Plan Policies, Sites and Plans Plan (November 2017).*

The following details are submitted with the application to provide details of the bund and associated acoustic fence:

Reference	Title
415-NB-160	Noise Attenuation Bund Layout and Sections
316	Acoustic Fence Location Plan
0201	Acoustic Fence Long Section
0202	Acoustic Fence Long Section
0203	Acoustic Fence Long Section
0204	Acoustic Fence Long Section
0205	Acoustic Fence Long Section
0206	Acoustic Fence Long Section
B05057-SK01	Acoustic Fence Baseplate and HD Bolt Details
415-INF-110 rev E	Infrastructure Earthworks
n/a	Earthworks Specification
n/a	Indicative Wildlife Access Through Acoustic Barrier

Please note that the above details have also been submitted as part of the current undetermined reserved matters application for site-wide landscaping and public open space (REF: P21/07073/RM).

Regarding the construction of the bund, I confirm that no imported soil is to be used.

Please contact me if you wish to discuss any aspect of the application. I look forward to receiving confirmation of validation.

Yours faithfully



**Chris Hays**  
Partner  
UK Development, Planning