

27th September 2023

Our ref: HOC013 219040 004 26 09 23

Development Management
East Herts Council
Wallfields
Pegs Lane
Hertford
Herts
SG13 8EQ



The Gatehouse
Hadham Hall
Little Hadham, Ware
Hertfordshire, SG11 2EB

T: 01279 77 11 88

Dear Sir/Madam,

RE: 3/23/0581/VAR - DISCHARGE OF CONDITIONS
FOR NEW GRAIN STORE AT PIGGOTTS FARM, ALBURY END, SG11 2HS

Further to the granting of minor material amendment 3/23/0581/VAR, please find enclosed an application to discharge pre-commencement Conditions 4, 6, and 7 as detailed below. The application is accompanied by the following documents, which have been updated since the previous discharge of conditions consent X/22/0167/CND in response to planning permission 3/21/1680/FUL.

- Drainage Design report – RAB 2878_FRD v4.0, 04/04/2023;
- Landscape and Site Levels – Sheet 1 of 3 (drawing 219040 MMA 00 103);
- Landscape and Site Levels – Sheet 2 of 3 (drawing 219040 MMA 00 104);
- Landscape and Site Levels – Sheet 3 of 3 (drawing 219040 MMA 00 105);
- Soft Landscape Preparation, Installation and Maintenance document.

Condition 4 - Landscaping

The proposed landscaping details are largely as per the previous consent (X/22/0167/CND), but amended to take account of the changes to the grass bank to the rear of the building.

Condition 6 - Drainage

The updated Drainage Design report by RAB sets out the proposed drainage strategy for the larger expanse of hard-standing. The overall drainage strategy, and maintenance/management plan, is otherwise identical to that previously approved.

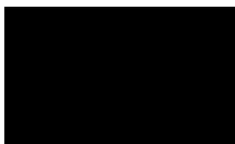
Condition 7 – Retaining Walls

The retaining wall to the northwest corner of the building is also largely as per the previous consent, but updated to take account of the additional bay in place of the fan shed. The wall will reach a maximum height of 1.8m, and will be formed of red stock bricks.



I hope this information is sufficient to discharge the above conditions, but if you require any further detail, then please do not hesitate to contact me.

Yours faithfully,



Hazel Izod BSc (Hons) MA
Senior Associate



Encls