

**Our Ref: HB/KN0051/18**

16 April 2024

Planning  
Department for Environment and Community Services  
South Gloucestershire Council  
PO Box 1954  
Bristol  
BS37 0DD

via the Planning Portal

Dear Sir/Madam,

**Application to discharge conditions 5(B) & (C) of planning permission P23/00568/F.  
Land at Harlequin Office Park, Fieldfare, Emerson Green, Bristol BS16 7FN  
Planning Portal Reference: PP- 12984744**

We are instructed by Greene King Commercial Investments Ltd. to submit a discharge of condition application relating to planning permission P23/00568/F which granted consent for the following development:

*“Erection of 1 No single Drive Thru retail / bakery unit and 1 no. part single storey and part two storey Drive Thru restaurant (Sui Generis), including erection of customer order displays and associated canopies, play equipment and outdoor seating, together with car parking, landscaping and associated works.”*

The planning permission was granted subject to a number of planning conditions. This application seeks to discharge Conditions 5 (B) & (C)

**Condition 5 (B)**

Condition 5 states:

*“B) Verification Strategy - Prior to first occupation of the approved development, where works have been required to mitigate contaminants (under part A) a report providing details of the verification demonstrating that all necessary remediation works have been completed satisfactorily shall be submitted to and agreed by the Local Planning Authority.”*

To support the discharge of condition 5 the following is submitting:

- Verification Report prepared by Remada ref. 938.04.01 (March 2024)



### **Condition 5 (C)**

Condition 5 (C) states:

*“C) Any contamination found during the course of construction that was not previously identified shall be reported immediately to the local planning authority. Development on the part of the site affected shall be suspended and a risk assessment carried out and submitted to and approved in writing by the local planning authority. Where unacceptable risks are found additional remediation and verification schemes shall be submitted to and approved the local planning authority. These approved schemes shall be carried out prior to first occupation”.*

As not additional contamination was found during construction, discharge of part (c) is also sought.

### **Conclusion**

We trust that the submitted information is sufficient to enable a discharge of condition 5 (B) and (C).

If you have any queries regarding the submission or require any additional information, please do not hesitate to contact us.

Yours faithfully,



**Helen Binns BA(Hons) MTPL MRTPI**

**Associate Director**

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Cc Shane McNulty, Greene King Commercial Investment Ltd

