



Mr. C. Ridland (Planning)
Liverpool City Council
Planning and Building Control
Municipal Buildings
Dale Street
Liverpool
L2 2DH

Our Ref: RG/RG/G233/L001
Date: 11 August 2015

Dear Chris

**DISCHARGE OF CONDITIONS 2, 3(ii) AND 8 OF 14F/2543
70-90 PALL MALL, LIVERPOOL, L3 7DB**

I am instructed by PHD1 Construction Ltd to submit this conditions discharge submission pursuant to the above permission.

National Planning Policy Guidance states :

“Development that is ready to proceed should not be held back by delays in discharging planning conditions. In most cases where the approval is straightforward it is expected that the local planning authority should respond to requests to discharge conditions without delay, and in any event within 21 days. Where the views of a third party such as a statutory consultee are required to discharge a condition, every effort should be made to ensure that the 21 day requirement can still be met.”

This submission comprises :

- This covering letter
- Application form
- Application fee of £97 (paid)
- The various drawings / documents referred to below

Condition 2 requires :

*Prior to development commencing on site a **detailed construction management plan** shall be submitted to and agreed in writing by the local planning authority. Such a plan, where appropriate, shall include:*

- (i) commencement and completion dates;*
- (ii) hours of operation for construction work;*
- (iii) scaffoldings and hoarding lines;*
- (iv) measures to control noise and dust;*
- (v) details of site compounds, including storage of plant and materials;*



- (vi) *temporary highway / utility works or closures;*
- (vii) *construction routes in and around the site and any measures for traffic management;*
- (viii) *parking of vehicles of site operatives and visitors;*
- (ix) *access for passing traffic and pedestrians;*
- (x) *any public realm works;*
- (xi) *wheel washing facilities; and*
- (xii) *scheme for recycling/disposing of waste resulting from demolition and construction.*

To enable the discharge of this condition I am pleased to submit the following :

- *Construction Methodology and Management Strategy (PHD1 Construction)*
- *Site Logistics Plan (PHD1 Construction)*

Condition 3 (part ii) requires :

*‘a **method statement for the demolition** of all existing buildings and structures on site.’*

To enable the discharge of this condition I am pleased to submit the following :

- *Method Statement (Fallon)*
- *Risk Assessments (Fallon)*
- *RAMS Evaluation Sheet (PHD1)*

Condition 8 requires :

*‘Prior to development commencing on site, **a water network behaviour / demand modelling exercise** shall be undertaken to determine a scheme for water supply infrastructure reinforcement to be implemented in the development, and be submitted for approval by the Local Planning Authority, in consultation with United Utilities; such an approved scheme to be implemented in the development in full prior to first occupation.’*

To enable the discharge of this condition I am pleased to submit the following :

- *Email from Utility Connections (10th August 2015)*
- *Letter from United Utilities (29th July 2015)*
- *United Utilities drawing with handwritten annotation / shading*



I look forward to receiving confirmation of receipt of this submission and hopefully swift discharge of these conditions. If you require any further information, please do not hesitate to contact me.

Yours sincerely
For Roman Summer Associates Ltd

A handwritten signature in black ink, reading "Richard Gee".

Richard Gee
Director