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Ms Victoria Vaughan-Williams
Planning and Building Control
Liverpool City Council
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Municipal Buildings
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Your ref	PP-04639292
	Rice Lane – Conditions
Our ref	Discharge
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14th December 2015

Dear Ms Vaughan-Williams

Land at former Walton Hospital site, Rice Lane, Liverpool

Application for approval of details reserved by conditions attached to 15F/1129

We write on behalf of Mulbury Homes Limited, in respect of the above site.

An application has been submitted today via the Planning Portal, seeking approval of details reserved by conditions 4, 9, 11, 18 and 23 attached to the planning consent for the above site (Ref: 15F/1129) dated 26 November 2015.

The application submission comprises the following:

- Planning Application Forms and Certificates; and
- Supporting information (see below under each relevant condition number).

The application fee of £97 has been paid online. For ease in registering the application, as well as the Planning Portal submission, please find enclosed four CDs, each containing a full electronic copy of the application submission listed above, and two paper copies.

Condition 4

A detailed Construction Method Statement is enclosed with this submission. The content of the Statement satisfies the requirements of the condition.

Condition 9

Details of the proposed investigation and assessment methodology have been submitted to Coral Singleton at LCC to satisfy the requirements of part a) of condition 9.



Following acceptance of the proposed methodology, a site investigation and assessment has been carried out and is submitted with this application, to satisfy part b) of the condition.

The assessment has concluded that a detailed remediation scheme is not required, therefore one is not submitted with this application in respect to part c) of the condition.

Therefore, the information submitted to satisfy this condition is:

- E3P Phase I Geo Environmental Site Assessment (April 2015)
- E3P Phase II Geo Environmental Site Assessment (June 2015)
- E3P Remediation and Enabling Works Strategy (September 2015) (which includes Earth Environmental's Geo Environmental Investigation Report (December 2014); and
- Earth Environmental Site Remediation Strategy (October 2015).

Condition 11

A scheme for the disposal of foul and surface waters has been prepared for the overall development, incorporating all development parcels. The scheme is submitted as part of this application for approval. The following plans are submitted for approval under this condition:

- 30131-1-1A Highways and Drainage Layout
- 30131-1-2 Highways and Drainage Layout
- 8285-D-002 Proposed Drainage Layout for Aldi Plot

Condition 18

Details of covered, secure cycle parking facilities for apartment blocks A and B are submitted for approval as part of this application (Eden Drawing: 14-160-P44).

Condition 23

A Japanese Knotweed Removal Method Statement prepared by Environet is submitted for approval as part of this application.

Following receipt of this information, I look forward to receiving confirmation of validation in due course. Should you have any queries, please do not hesitate to contact me.

Yours faithfully

Bernadette Broderick