

From: [REDACTED] <Emma.Barral@eastcambs.gov.uk> On Behalf Of [REDACTED]
 Sent: 22 February 2021 14:32
 To: Emma Barral
 Cc: [REDACTED]
 Subject: [EXTERNAL] Burwell BESS / 20/01645/VAR / Suggested Conditions

Good afternoon Emma,

Further to our recent conversation, and without prejudice to your decision on the application, we have set out below which conditions we consider it would necessary to apply to an approval of the S73 VAR application.

As discussed, we consider that some conditions should be re-applied but in a revised form given the details submitted for approval. We have suggested revised wording below.

Fundamentally, we are seeking to avoid the need for any pre-commencement conditions.

Condition	Subject	Discharged (n/a if no submission required)	Re-apply?	Revised Condition
<i>In each case, 'XX' could either refer to specific documents as listed in the application covering letter or simply to the 'approved plans'.</i>				
1	Approved plans	n/a	Yes, with different and longer list	[List of documents as required – see schedule attached to application covering letter. (We haven't subsequently submitted any revised or additional information but if we need to we will keep this schedule up-to-date.)]
2	Implementation timescale	n/a	Yes	
3	Pre-commencement – surface water drainage	Pending discharge	Yes, in a revised form	The approved surface water drainage scheme detailed in XX, shall be implemented prior to operation of the hereby approved development.
4	Pre-commencement – archaeology	Discharged	No	[The CCC Heritage Team's response recommends a condition but doesn't take into account that we included the WSI and post-evaluation report with the application – please see my email seeking confirmation that

				you are happy that no condition is required.]
5	Pre-operation – vehicular access	n/a	Yes, referencing the updated drawing	Prior to commencement of the use of the development, the hereby approved vehicular access shall be constructed in accordance with drawing no. XX.
6	Construction hours.	n/a	Yes	
7	Waste material arising from construction	n/a	Yes	
8	Security lights and floodlights	n/a	Yes	
9	Noise	n/a	Yes	
10	Pre-operation – noise verification report	No	Yes	
11	Pre-operation – noise management plan	No	Yes	
12	Soft landscaping	n/a	Yes	
13	Pre-operation – soft landscape maintenance	No	Yes	
14	Boundary treatments	n/a	Yes	
15	Pre-above ground construction – external appearance	Discharged	Yes, in a revised form	The development hereby permitted shall be carried out in accordance with the details of the external appearance, including materials and colours, of all parts of the development, as shown on XX, or in accordance with any such details subsequently submitted to and approved in writing by the District Council. The development shall be carried out in accordance with the approved details.
16	CEMP	Discharged	Yes, in a revised form	The development hereby permitted shall be carried out in accordance with the Construction

				Environmental Management Plan (CEMP) hereby approved, or in accordance with any such other CEMP subsequently submitted to and approved in writing by the District Council. The approved CEMP shall be adhered to at all times during construction, unless otherwise agreed in writing by the Local Planning Authority.
17	Water Vole Survey	Discharged	Yes, in a revised form	The development hereby approved shall be carried out in accordance with Appendix 3 'Mitigation Schedule' of the Ecological Appraisal prepared by Hopkins Ecology dated November 2020.
18	Ecology Priority Matrix	Discharged		
19	Secondary Containment	Pending discharge	Yes, in a revised form	The development hereby permitted shall be carried out in accordance with the details of secondary containment, as detailed in XX, XX and XX, or in accordance with any such details subsequently submitted to and approved in writing by the District Council. The secondary containment shall be implemented as approved.
20	Flood Risk	n/a	Yes	
21	Pre-commencement – tree protection	Discharged	Yes, in a revised form	The development hereby permitted shall be carried out in accordance with the scheme for the protection of trees/hedges as detailed in XX and XX, or in accordance with any such details subsequently submitted to and approved in writing by the District Council. The

				protective measures contained with the scheme shall be implemented ... [etc].
22	Pre-operation – fire suppression	n/a	Yes	
23	Decommissioning	n/a	Yes.	

As I have done with your colleagues on other sites, we can assist with identifying the various documents to be referenced (i.e. filling in the XXs if necessary), and refining the wording of any conditions, if this would further assist.

Regards,

██████████

██

Director

Planning

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