



**Redcar & Cleveland Borough Council
Corporate Directorate for Growth, Enterprise
and Environment**

Development Management
Redcar and Cleveland House
Kirkleatham Street
Redcar
Yorkshire
TS10 1RT

LICHFIELDS
MR ADRIAN ARMSTRONG
ST NICHOLAS BUILDING
ST NICHOLAS STREET
NEWCASTLE UPON TYNE
NE1 1RF

Telephone: 01642 774 774
Email: planning_admin@redcar-cleveland.gov.uk
Website: www.redcar-cleveland.gov.uk/Planning

Our Ref: R/2022/0096/CD
Your Ref:
Contact: DP
Date: 28 June 2022

Dear Sir/Madam

PROPOSAL: DISCHARGE OF CONDITION 16 ON PLANNING APPROVAL FOR THE DEMOLITION OF EXISTING STRUCTURES ON SITE AND THE DEVELOPMENT OF UP TO 418,000 SQM (GROSS) OF GENERAL INDUSTRY (USE CLASS B2) AND STORAGE AND DISTRIBUTION FACILITIES (USE CLASS B8) WITH OFFICE ACCOMMODATION (USE CLASS B1), HGV AND CAR PARKING AND ASSOCIATED INFRASTRUCTURE WORKS ALL MATTERS RESERVED OTHER THAN ACCESS.

LOCATION: LAND AT SOUTH BANK TEES DOCK ROAD GRANGETOWN REDCAR AND CLEVELAND LACKENBY

Further to your recent submission of information to comply with conditions attached to the planning permission for the above development.

Please find enclosed Confirmation of Compliance.

This Confirmation of Compliance is the only documentary evidence to show of your compliance with the planning permission and should be retained with your planning decision notice.

Yours faithfully

A handwritten signature in black ink that reads 'Claire Griffiths'.

Claire Griffiths
Development Services Manager



TOWN AND COUNTRY PLANNING ACT 1990

CONFIRMATION OF COMPLIANCE

R/2022/0096/CD

- Proposal: **DISCHARGE OF CONDITION 16 ON PLANNING APPROVAL FOR THE DEMOLITION OF EXISTING STRUCTURES ON SITE AND THE DEVELOPMENT OF UP TO 418,000 SQM (GROSS) OF GENERAL INDUSTRY (USE CLASS B2) AND STORAGE AND DISTRIBUTION FACILITIES (USE CLASS B8) WITH OFFICE ACCOMMODATION (USE CLASS B1), HGV AND CAR PARKING AND ASSOCIATED INFRASTRUCTURE WORKS ALL MATTERS RESERVED OTHER THAN ACCESS.**
- Location: **LAND AT SOUTH BANK TEES DOCK ROAD GRANGETOWN REDCAR AND CLEVELAND LACKENBY**

Taking into account the content of the report the recommendation is condition 16 can be *partially discharged* in so far as it relates to the area shaded red on plan (Drg No. 10035117-AUK-XX-XX-DR-ZZ-0409-01-South_Bank_est_Setting) submitted in support of this application:

- 16. Prior to the commencement of the development, or in accordance with the phasing plan agreed through discharge of condition 4, further site investigation shall be carried out and reported to the Local Planning Authority. Thereafter the development shall be implemented in accordance with the approved details and mitigation measures therein, unless otherwise agreed in writing.**

REASON: To ensure that risks from land contamination to the future users of the land and neighbouring land are minimised.

REASON FOR PRE-COMMENCEMENT: A pre-commencement condition is required because the risk form contamination will be present on the commencement of works.

INFORMATIVE NOTE

Informative Note: The applicant is advised that Section 5 of the Enabling Earthworks and Remediation Strategy Report (REPORT NO. 10035117-AUK-XX-XX-RP-ZZ-0408-02-Rem_Strat_South_Bank_West_Rev01) requires reporting to be undertaken. The applicant should ensure that all requirements of this section of the report are adhered to.



Signed:

Andrew Carter
Assistant Director Economic Growth

Date: **28 June 2022**

Informative Note: Only the conditions listed above have been formally discharged.

Failure on the part of the developer to fully meet the terms of any conditions which require the submission of details at appropriate stages during the development, will result in the development being considered unlawful and may render you liable for formal enforcement action.

Failure on the part of the developer to observe the requirements of any other conditions which do not require submission of details could result in the Council pursuing formal action in the form of a Breach of Condition Notice.