

24 February 2025



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Dear Kate ,

Kilnwood Vale Neighbourhood Centre (DC/15/2813 & DC/23/1694) Application for discharge of Pre-Commencement Condition 39 (BREEAM)

By Crest Nicholson

Please find enclosed an application for the part discharge of details reserved by condition to DC/15/2813. This application is made solely in relation to the Neighbourhood Centre of the Kilnwood Vale development.

Outline Condition 39

Condition 39 requires that:

- A) *Prior to the construction of any non-residential building hereby permitted is commenced a scheme for the achievement of a "very good" rating pursuant to the Building Research Establishment Environmental Assessment Method (or the equivalent rating of another such nationally recognised measure of sustainable construction), in respect of that building, shall have been submitted to and approved in writing by the Local Planning Authority.***

The scheme shall include a water reduction strategy and shall demonstrate compliance with the Sustainability Statement submitted as part of this application. Each non-residential building shall be constructed in accordance with the approved design assessment which relates to that building.

- B) *No part of any non-residential building hereby permitted shall be occupied until a copy of a post - construction completion certificate, verifying that the building has achieved a "very good" rating (or equivalent), has been submitted to the Local Planning Authority.***

Please find the BREEAM Pre – Assessment Report verifying the 'very good' rating of the proposed building (ref. BREEAM UK NC V6 Pre -Assessment Report Commercial – Retail – Shell Only) enclosed pursuant to the discharge of part A of this condition.

We believe that part A of condition 39 can now be discharged. If you have any questions or require any further information, please do not hesitate to get in touch.

Yours sincerely



Becky Rayner

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