

Heathy Wood COPTHORNE – Phase 3

Outline Planning Condition 21 – Clean Cover Verification of Remediated site

Application Ref: 13/04127/OUTES adjusted under S73 DM/19/5081

Comments in support of the submitted report

This condition had been largely discharged for the remediation works as carried out by St. Modwen Developments prior to the purchase of the Heathy Wood Phase 3 site by Taylor Wimpey South Thames for the development of the site into 97 homes.

As required by the condition, the remediated inert engineered fill that was imported to the site to replace the exported contaminated soils was left 600mm lower than the proposed finished site levels. Once the construction of the plots was completed, a 600mm capping layer of subsoil and topsoil was to be placed over a geotextile marker barrier.

These works were completed as the site progressed and regular inspections were carried out by our Geological Consultants, LEAP Environmental. These inspections have been recorded as a Clean Cover Verification Report which is hereby submitted for your approval and full discharge of Condition No. 21.