

CST/RMO/BRS.2142

17 November 2014

Mrs J. M. Crofts
Planning and Transportation Services
Vale of Glamorgan Council
Dock Office
Barry Docks
Barry
CF63 4RT

Dear Mrs Crofts

Town and Country Planning Act 1990
Penarth Heights, Harbour View Road, Penarth (App Refs: 2012/01140/FUL
and 2007/00295/FUL)
Submission to Discharge Condition 3 (Code for Sustainable Homes) and
Condition 11 (External Lighting) of Phase 2 of the approved scheme

On behalf of our client, Crest Nicholson, we are instructed to submit the attached information to discharge conditions no. 3 and 11 of Phase 2 of the Penarth Heights development, Harbour View Road, Penarth.

A site location plan is attached for ease of reference.

Condition 3 – Code for Sustainable Homes (Interim Certificate)

Condition 3 states;

"Within one month of this consent being issue an 'Interim Certificate' will be submitted to the Local Planning Authority, certifying that a minimum Code of Sustainable Homes Level and a minimum of 1 credit under 'Ene1 – Dwelling Emission Rate', has been achieved for that individual dwelling or house type in accordance with the requirements of the Code for Sustainable Homes: Technical Guide November 2010."

Please find enclosed a CD containing the Interim Certificates for each new dwelling within Phase 2 of the Penarth Heights development.

Condition 11 – External Lighting

Condiiton 11 states;

"Prior to their installation on site details of all means of external lighting for the site shall be submitted to and approved in writing by the Local Planning Authority and the approved means of lighting shall be fully implemented on site prior to the first beneficial occupation of that part of the development which it serves unless the Local Planning Authority gives written consent to any variation."

Please find attached:

- Section 38 – Street Lighting Specification;
- Drg. No. PH23/CC/01 'Street Lighting and Ducting Layout';

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- Photo ON GCS Kabul External Contemporary Light.

If you have any queries in relation to the attached information or require any further clarification in order to discharge these conditions please do not hesitate to contact me.

Yours sincerely

A handwritten signature in blue ink, consisting of several loops and a long horizontal stroke extending to the right.

Claire Stephenson
Associate

Email: Claire.stephenson@pegasuspg.co.uk

Enc

Cc Lauren Cook, Crest Nicholson (letter only)