



N & JC DESIGN LIMITED
Development Design Consultants

Environment and Planning
1 Blueschool House
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HR1 2LX

12th April 2018

For the urgent attention of Mr Carl Brace

Dear Carl,

Re: Discharge of conditions - Rossleigh, Hildersley, Ross-On-Wye

Further to our recent correspondence regarding this application we have pleasure in enclosing details and documents relating to the drainage details as requested by the Councils Engineers. We trust that the enclosed details as previously issued via email and discussed are to your complete satisfaction and will enable you to discharge the outstanding details, as soon as practicably possible.

We reconfirm that the roadways serving the site will not be adopted, though will be built to an adoptable standard. The whole site will be maintained by a management company throughout the life of the development. Each property owner will make contributions towards the upkeep of the site and its environs. As such the placement of soakaways under the roads should be acceptable to Balfour Beatty, as it does not represent unacceptable development within the confines of an adopted carriageway. In addition, we understand that there is an in principal agreement to drain the foul sewers via a pumped system. We have requested further confirmation of this from our clients Engineers, but understand it not be a particular issue as the practice is commonplace.

As you are aware, we have commenced early elements of the foundation and wall construction to some plots on site, so have made an identifiable start, however we hope to gain immediate approval for these details in order that works can progress unabated. We enclose our fee cheque in the sum of £116 for the prescribed fee and would be grateful to receive a receipt for this payment along with your formal acknowledgment of the submission, in due course.

If you have any queries please do not hesitate to contact us at your earliest convenience.

Yours sincerely

N. A. Calow
Director

For and on behalf of Villamil Properties (cc)