

	LBH Initial Comments	LBH additional comments	Colliers Response
1	<p><i>Therefore, applicant will need to provide additional information in relation to the outstanding actions as stated below:</i></p> <p><i>Final records of import and export certificates, as well as gas membrane documents for VRC2 and UP3. –</i></p>	<p><b>Whilst some information has been provided in the above reference pages for this, there is no information in relation to UP3 gas membrane in the updated report</b></p> <p><b>whilst some of the submitted soil analysis certificate failed some compliant range but passed the Multipurpose Topsoil and Calcareous range.</b></p>	<p>Details of the UP3 Gas membrane installation is included in Pages 302 – 303.</p> <p>The final import/export certificates are on Page 304-336. The site development requires only <b>multipurpose topsoil</b>.</p> <p>According to the British Standard Topsoil guidance <b>BS3882:2015</b>, multipurpose topsoil is suitable for most situations where topsoil is needed and can sustainably support grass, trees, shrubs, herbaceous plants, and other vegetation.</p> <p><b>Specific-purpose topsoil</b>, which possesses characteristics tailored for specialist applications—such as supporting plant communities, is not necessary for the Hayes development.</p> <p>Furthermore, Collier's topsoil testing proved that the topsoil was acceptable for commercial end use.</p>
2	<p><i>Photographic evidence in respect of the clean cover system as well as chemical analysis of the imported soil. –</i></p>	<p><b>We have no photographic evidence of the installed clean soil cover.</b></p>	<p>Colliers have requested clean cover photographic evidence of the topsoil from Sweets for the site. Appendix 2 – photographs will be updated when these are received. However, topsoil testing confirms that the correct processes have been followed.</p> <p>To confirm, the gas membrane certificate on Page 296 is for VRC2 and not VCR2.</p>
3	<p><i>An explicit site layout shown the specific phases of the site before we can consider the discharge of the outstanding conditions.-</i></p>	<p><b>Applicant has also failed to provide this.</b></p>	<p>A site wide phase completion plan has been included on Page 19 and 20.</p>