

Appendix A) Planning Conditions

This permission was granted with a number of conditions:

Condition number	Condition wording	Condition discharged (where required)
1	Time Limit – development begun before 3 years from the date of the permission	
2	List of approved plans – carried out in strict accordance with the approved plans	
3	Environmental Management Scheme - (a) An Environmental management scheme will be submitted for approval by the Local Planning authority prior to works commencing on site. This will provide information on the material to be imported to site, the acceptance criteria and testing schedule. Clean, uncontaminated rock, soil, brick, rubble, crushed concrete or ceramic only shall be permitted as infill material. Details on waste and its reuse or disposal should also be included.	17/09/2018
3	Environmental Management Scheme - (b) The approved Environmental Management Scheme (and any addenda submitted by the developer and agreed in writing by the Borough Council) will be followed throughout the development of the site. The Developer shall carry out the approved sampling program to check that all imported materials conform to the agreed criteria. Written confirmation of the suitability of all imported materials shall be provided to the Council. This shall include both results of the sampling program and also details of the origin, transport, final deposition and any temporary stockpiling of the imported materials.	
3	Environmental Management plan - (c) Unsuspected Contamination, if during development, contamination not previously identified, is found to be present at the site then no further development shall be carried out until the developer has submitted, and had approved by the Council, a Method Statement detailing how the unsuspected contamination shall be dealt with.	
3	Environmental Management plan - (d) Verification report – Verification by an independent, competent person must be carried out prior to use of any part of the site by an end user.	

4	Ecology – The development hereby approved shall be carried out in accordance with the recommendations set out within the Ecological Walkover Assessment and Protected Species Survey prepared by EBS dated August 2015.	
5	Modified Access – The development hereby approved shall not commence unless and until the existing vehicular access to Oaken Lane has been modified in accordance with the approved plan Drawing No:1495.10 thereafter the sightlines shall be kept permanently clear of any obstruction overhanging the highway along the site frontage onto Oaken Lane between 0.6m and 2m high above the ground.	17/09/2018
6	Method of Construction Statement – No development shall commence until a construction transport management plan has been submitted to and approved in writing by the Local Planning Authority.	17/09/2018