Appendix 2

Suggested Conditions

Without prejudice to the Council's Statement of case, if the Inspector is minded to approve the development, it is asked that the suggested conditions below be included as part of that planning approval.

1. The development hereby permitted shall start no later than three years from the date
of this decision.

   Reason: To comply with Section 91 of the Town and Country Planning Act 1990.

2. The development hereby permitted shall be implemented in accordance with the following plans numbered: KALO-0127-901, KALO-0127-902, KALO-0127-906 Revision A, KALO-0127-907 Revision A, KALO-0127-908 Revision A, KALO-0127-909, KALO-0127-910 Revision A, KALO-0127-911.

   Reason: For the avoidance of doubt and in the interests of proper planning.

3. No development shall start until details and samples of the materials to be used in the construction of the external surfaces of the development hereby permitted have been submitted to and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved details.

   Reason: To ensure a satisfactory visual appearance in the interest of the amenities of the area.

4. No development shall start until details for the on site provision of [bin & cycle] storage facilities have been submitted to and approved in writing by the Local Planning Authority. The development shall not be occupied until the [bin & cycle] storage has been constructed in accordance with the approved details and thereafter retained and kept available.

   Reason - To ensure the adequate provision of on site facilities.

5. The development hereby permitted shall not be brought into use until the area(s) shown on the approved plan for the parking of vehicles (including

those areas marked out on the plan as being unallocated) shall have been made available, surfaced and marked out. The parking area(s) shall then be permanently retained and reserved for that purpose at all times.

Reason: To make provision for off street parking for the purpose of highway safety.

6. Prior to commencement of development, details of a scheme of sound insulation and ventilation to protect residential units from externally generated noise and air pollution shall be submitted to and approved in writing by the local planning authority. The approved details must then be implemented in full prior to occupation of the residential units hereby approved.

   Reason: to protect the amenity of future occupants