

Application DC/24/96723
Please ask for Rachael Morris
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MRS JANE CARRINGTON
C/O MARSHALLS SOLICITORS LLP
102 HIGH STREET
GODALMING
GU7 1DS

Monday 18 March 2024

Dear Mrs Carrington,

Town and Country Planning Act 1990
Planning (Listed Buildings and Conservation Areas) Act 1990

In pursuance of their powers under the above Act and in accordance with your application received on 17 January 2024 and made valid on 17 January 2024, the Council, as Local Planning Authority hereby confirm the status of the following conditions in respect of:

Application No: DC/24/96723
Description: Discharge of conditions 4 (site detail), 5 (sustainable drainage) and 8 (CEMP) from Outline consent O/17/80373 for the construction of 6no. detached dwellings with associated amenity space, parking and access from Dumbleton Copse (matters for consideration: access only)
Site: Land adjoining Pinewood Park, Southampton, SO19 6AL

<u>Condition</u>	<u>Details</u>	<u>Compliance and Date</u>
4	No development shall start until the following details have been submitted to and approved in writing by the Local Planning Authority: a) details and samples of the materials to be used in the construction of the external surfaces of the development; b) the alignment, height and materials of all walls, fences and other means of enclosure; c) the details and layout of foul sewers; d) plans including cross sections to show proposed ground levels and their relationship to existing levels both within the site and on immediately adjoining land;	<u>Details approved</u> <u>18/03/2024</u> The development shall not be occupied until the approved details have been fully implemented unless agreed in

	e) width, alignment, gradient, sight lines and type of construction proposed for any roads footpaths and accesses; f) the provision to be made for street lighting and/or external lighting (lighting shall be designed and located to minimise light spillage and avoid impacting on flight corridors used by bats); g) the provision to be made for the parking of vehicles; h) the provision to be made for the storage of cycles and bins; and i) a landscaping scheme to cover all surfacing, trees and planting. Documents: Landscape proposal (ACLA/BUE 01 Rev D), Landscape Management Plan (March 2024), Appendix 1 - Environmental Protection Measures (FHL016 Rev B), Sections Plan 1 of 2 (FHL016-AAL-XX-XX-DR-C-0502-P03), Sections plan 2 of 2 (FHL016-AAL-XX-XX-DR-C-0503-P02), Levels (FHL016-AAL-XX-XX-DR-C-0501-P03), External Lighting (EL01), Road Dimensions (FHL016-XX-XX-DR-C-0504_P01), External Finishes Schedule (EFS Rev A), Parking (P01), Cycle & Bin Storage (CBS01).	writing by the Local Planning Authority.
5	No development shall start until details of a sustainable drainage system have been submitted to and approved in writing by the local planning authority. The details shall include a timetable for its implementation and a management/ maintenance plan for the lifetime of the development [including the arrangements for adoption by any public body or statutory undertaker, or any other arrangements to secure the effective operation of the sustainable drainage system throughout its lifetime]. Documents: Flood Risk Assessment & Drainage Strategy Report (FHL016-AAL-XX-XX-RP-C-0100_A), Drainage Layout (FHL016-AAL-XX-XX-DR-C-0500-P07), Appendix E - Maintenance Schedule (DMP REV B).	<u>Details approved</u> <u>18/03/2024</u> The system shall be implemented and thereafter managed and maintained in accordance with the approved details.
8	No construction or site preparation works involving excavation shall start until a Construction Environment Management Plan (CEMP) has been submitted to, and approved in writing by, the Local Planning Authority. a) the location of temporary site buildings, compounds, construction material and plant storage areas used during demolition and construction; b) the arrangements for deliveries associated with all construction works, loading/ unloading of plant & materials and restoration of any damage to the highway [including vehicle crossovers and grass verges]. c) the parking of vehicles of site operatives and visitors;	<u>Details approved</u> <u>18/03/2024</u> Preparation and construction work shall only take place in accordance with the approved CEMP.

	d) measures to control the emission of dust and dirt generated by demolition and construction; e) a scheme for controlling noise and vibration from demolition and construction activities (to include piling); f) provision for storage, collection, and disposal of rubbish from the development during construction period; g) measures to prevent mud and dust on the highway during demolition and construction; h) the erection and maintenance of security hoarding including decorative displays and facilities for public viewing, where appropriate; i) temporary lighting; j) protection of pedestrian routes during construction; k) temporary surface water drainage provisions; and l) hours of working Document: Construction Management Plan (CEMP Rev D).	
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Yours faithfully



Nicholas Parker
Planning Manager