



Story House, Lords Way
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Mr C Harrison
Principal Planning Officer
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10 June 2026

Dear Chris

S73 application for widening of footpath bordering the Anhydrite bund in accordance with building regulations and other plot changes pursuant to application reference 4/25/2181/0B1, Phase 3, Edgehill Park, Whitehaven.

Story Homes hereby submits the below amended drawings. This application seeks to widen the footpath bordering the anhydrite bund to allow for an EVA and in accordance with building regulations,

This application also seeks to vary the footpath arrangement around the square so that pedestrians do not walk past the windows of plots 93 and 94

We have also made the below amendments

- Plots 127–129 have been shifted to the right. The side parking area has been relocated to the opposite gable, now assigned to Plot 127. As a result, the garden areas for Plots 128 and 129 are improved.
- Plots 123–126 have been set back to accommodate parking to the front. Gaps between these parking areas have been reserved to allow for tree planting, preserving the intended green corridor of this road.
- The side parking area adjacent to Plot 122 has been widened and will now serve both Plots 122 and 123.
- Plots 121–122 have been moved slightly back to help the building line feel more natural.
- The road layout has been adjusted to align with the revised driveway crossings, while maintaining the passing places from the original scheme.

STORY HOMES LTD

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This application also seeks to discharge planning conditions 3,6,7, 8 and 14 of planning application 4/25/2181/0B1 as detailed below.

Condition Number	Submitted Information
<p>3. Prior to the commencement of development within Phase 5 a Construction Method Statement shall be submitted to and approved in writing by the Local Planning Authority.</p> <ul style="list-style-type: none"> a) the parking of vehicles of site operatives and visitors. b) loading and unloading of plant and materials. c) storage of plant and materials used in constructing the development. d) the erection and maintenance of security hoarding including decorative displays and facilities for public viewing, where appropriate. e) wheel washing facilities. f) measures to control the emission of dust and dirt during construction. g) a scheme for recycling / disposing of waste resulting from demolition and construction works. h) measures to control noise and vibration i) construction surface water management <p>The approved Construction Method Statement shall be adhered to throughout the construction period.</p>	<p>Construction Method Statement – February 2026</p>
<p>6. No dwelling within phase 5 as hereby approved shall be occupied unless and until a scheme detailing the layout, design and implementation schedule of the approved children’s play space has first been submitted to and approved in writing by the Local Planning Authority</p>	<p>Westwood landscape POS trim trail schedule date 30.01.2026</p>
<p>7. No dwelling within phase 5 as hereby approved shall be occupied unless and until a scheme detailing the location and layout of two bus stops has first been submitted to and approved in writing by the Local Planning Authority. The approved scheme is to be implemented prior to the commencement of any bus service serving the development. The bus stops shall not thereafter be used for any purpose for the lifetime of the development.</p>	<p>Bus stop location plan drawing number 20094.90.9.PBSLP rev P2</p>
<p>8. Prior to the commencement of the landscaping works within phase 5 a landscape management plan including long term design objectives, management responsibilities and maintenance schedules for a period of not less than 5 years from the commencement of the landscaping works shall be submitted to and approved in writing by the LPA. The landscape plan shall be implemented as approved.</p>	<p>Landscape plan drawing number WWL10F Westwood Landscape maintenance and management plan rev A 05.02.2026 Plant schedule POS Trim Trail schedule 30.01.2026</p>
<p>14. No dwelling within phase 5 as hereby approved shall be occupied until a travel plan relating to phases 1,2,3 and 5 of this development has been submitted to and approved in writing by the LPA.</p> <ul style="list-style-type: none"> a. the form and timing of travel surveys including provision and installation of continuous automatic counting devices b. interim targets pending the results of travel surveys 	<p>Edgehill Park Phase 2 – October 2020 Edgehill Park Phase 3 – October 2020 Edgehill Park Phase 6 – April 2025</p>

<p>c. actual targets based on the results of travel surveys and measures adopted d. measures proposed to achieve the targets including publicity e. the means of monitoring the travel plan f. enforcement and sanctions linked to targets g. timing of submission of the final travel plan together with a timetable for the implementation of each such element and mechanism for ongoing appraisal target revision and implementation. h. details of the travel plan coordinator including duties and hours of employment i. incentives to promote the use of sustainable transport j. signage scheme for sustainable transport modes to promote their use.</p> <p>No dwelling within phase 5 as hereby approved shall be occupied prior to implementation of those parts of the approved travel plan capable of being implemented prior to occupation. Those parts of the approved travel plan that are identified therein as only being capable of implementation after occupation shall be implemented in accordance with the timetable contained therein and shall continue to be implemented as long as the development is occupied</p>	<p>2025 travel plan update report Edgehill Park Phase 4 – March 2023</p> <p>Annual monitoring reports have been submitted to the council by our transport consultant, but no feedback has been received.</p>
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The following details have also been submitted in support of this application.

- Application form
- Proposed drainage layout sheet 1 of 2 drawing number 7503-P3/ PL01-1 rev E
- Proposed drainage layout sheet 2 of 2 drawing number 7503-P3 / PL01-2 rev E
- Earthworks cut and fill drawing number sheet 2 of 2 7503-P6 / PL03-2 rev D
- Earthworks cut and fill drawing number sheet 1 of 2 7503-P3 / PL01-1 rev D
- EV Charging point plan drawing number 20078.90.9.EVCPP rev P5
- Parking Provision Plan drawing number 20078.90.9.PPP rev P5
- Hard surfaces plan drawing number 20078.90.9.HS rev P5
- Management Layout drawing number 20078.90.9.MP rev P5
- Elevation Treatments drawing number 20078.90.9.ET rev P5
- Boundary Treatments drawing number 20078.90.9.BT rev P5
- General Arrangements drawing number 20078.90.9.GA rev P5
- Bus stop location plan drawing number 20094.90.9.PBSLP rev P2
- Surface water management plan drawing number 20094.90.9.SWMP rev C2
- Design and Access Statement
- Edgehill Park Phase 2 – October 2020
- Edgehill Park Phase 3 – October 2020
- Edgehill Park Phase 6 – April 2025
- 2025 travel plan update report
- Edgehill Park Phase 4 – March 2023
- Landscape plan drawing number WWL10F
- Westwood Landscape maintenance and management plan rev A 05.02.2026

- Plant schedule
- POS Trim Trail schedule 30.01.2026
- Construction Method Statement – February 2026

Yours Sincerely

J M Taylor

Development Co-ordinator - Cumbria and Scotland