

Statement to Vary Conditions

VARIATION OF CONDITIONS 2, 3, 4, 5, 6, 7, 8, 9, AND 11 OF PLANNING APPROVAL 4/21/2369/OR1 – APPLICATION FOR APPROVAL OF RESERVED MATTERS RELATING TO ACCESS, APPEARANCE, LANDSCAPING, LAYOUT AND SCALE FOLLOWING OUTLINE PLANNING APPROVAL 4/20/2491/001

Variation of the designs in condition 2 to bring the 3 house designs more in line with the local area materials by using red brick and sandstone.

Variation of condition 3 to ensure that any further works do not commence until the visibility splays are as per the site plan in the interest of highway safety due to works commencing prior to discharging the original condition.

Variation of condition 4 to ensure that any further works do not commence until the boundary wall is lowered as per the fencing types site plan in the interest of highway safety due to works commencing prior to discharging the original condition. Any works in relation to this condition will implement all of the mitigation and compensation measures set out in the approved document 'Preliminary Ecological Appraisal

Variation of condition 5 so that an approved construction management plan is in place to ensure that any works associated with the site do not have a negative impact on the fabric or operation of the supporting local highway due to works commencing prior to discharging the original condition.

Variation of condition 6 by providing a die test report for approval to ensure that the proposed drainage plan is satisfactory due to works commencing prior to discharging the original condition.

Variation of condition 7 to allow each individual plot owner to separately submit their materials to the LPA for their approval prior to any superstructure being erected.

Variation of condition 8 to allow the occupation of an individual dwelling if the landscape and boundary treatment related to that plot is installed in line with the fencing types site plan

Variation of condition 9 to allow the occupation of an individual dwelling if the shared drainage is installed in accordance with the drainage strategy and the individual drainage related to that plot is installed in accordance with the drainage strategy.

Variation of Condition 11 to allow the occupation of an individual dwelling if the gable windows related to that plot are installed with obscure glazing in line with the individual Plot Elevation and Floor plan drawings.