

Job No. 2203 land adj FERNS, NORTHCOTE ROAD, LANGHO

Discharge of Conditions Application

Full Planning Consent obtained: reference 3/2022/0537 dated 28th April 2023

For: Oaktree Developments Ltd

Description: Proposed residential development of 8 detached dwelling houses

Location: Land adjacent to Ferns, Northcote Road, Langho, BB6 8BG

Cond 7, Desk Study requirement - see Phase 1 Geo Environmental Desk Study report, phase 2 Geo Environmental Investigation Report

Cond 8, Foul and surface water drainage scheme - see drgs 102-1/2/3, 103-1, 104-1, 105-1, 106-1, 107-1B, 108-1, 109-1, 110-1, 110-2, 111-1, hydro brake details, SW calcs

Cond 9, Construction Management Plan request - see CEMP Langho -1st issue

Cond 10, Bat and birdbox requirement - see 2022-019 rev C Bat and Bird box plan

Cond 12, Landscaping - see 4986.04A Landscape Plan, 4986.05A Planting Plan

Cond 13, New Footway and dropped kerb access - see 111 Typical road construction details, 107-1B

Cond 15, Management and Maintenance of estate road – see Manor Gardens Estate Management Plan, Appendix A and Appendix B

Cond 16, Full engineering, drainage, street lighting and constructional details. - see drgs issued for condition 8 and Street Lighting Design Document