

ADDENDUM REPORT

Planning Committee



Item Number: 8

Site: Longbrook- 1 Pound Street

Planning Application Number: 15/01729/FUL

Applicant: Lorna Rice

Pages: 125-132

This addendum is made in order to strengthen the landscaping condition no 3 to improve the amenity outlook for the neighbour in 2 Pound Street once the car parking place is occupied, together with adding a further condition and an informative following advice from the Local Highways Authority.

The occupant of no 2 Pound Street will also be consulted with particular reference to screening when the discharge of Condition 3 is submitted.

PRE-COMMENCEMENT: LANDSCAPE WORKS ASSOCIATED WITH THE PARKING SPACE

(3) No development shall take place until details of all hard and soft landscape works associated with the car parking space, including the boundary treatment, surface materials, drainage within the site, landscaping and screening for no 2 Pound Street, have been submitted to and approved in writing by the Local Planning Authority. The works shall be carried out prior to the parking of the car in accordance with the details agreed with the Local Planning Authority.

Reason:

To ensure that satisfactory landscaping works are carried out in accordance with Policies CS18 and CS34 of the Plymouth Local Development Framework Core Strategy (2006-2021) 2007, and paragraphs 61, 109 and 118 of the National Planning Policy Framework 2012.

Justification:

To ensure the boundary treatment, surfacing materials and landscaping properly respects the historic features associated with this area and protects the amenity of no 2 Pound Street.

PRE-OCCUPATION: CAR PARKING PROVISION

(4) The parking space shall not be occupied until the car parking area shown on the approved plans has been drained and surfaced [in accordance with details to be submitted to and approved

in writing by the Local Planning Authority], and that area shall not thereafter be used for any purpose other than the parking of vehicles.

Reason:

To enable vehicles used by occupiers or visitors to be parked off the public highway so as to avoid damage to amenity and interference with the free flow of traffic on the highway in accordance with Policies CS28 and CS34 of the Plymouth Local Development Framework Core Strategy (2006-2021) 2007, and paragraph 32 of the National Planning Policy Framework 2012.

INFORMATIVE: KERB LOWERING

(3) Before the access hereby approved is first brought into use it will be necessary to secure dropped kerbs with the consent of the Local Highway Authority. The applicant should contact Plymouth Transport and Highways for the necessary approval. Precise details of all works within the public highway must be agreed with the Highway Authority.