

PLANNING PERMISSION

Name and address of applicant

Name and address of agent (if any)

Whiteline Developments Midlands
Tudor Lodge
60 High Street
Belbroughton

Brian Plant
1 Camel Cottages
Holy Cross Green
Clent
Stourbridge DY9 0HG

Part I - Particulars of application

Date of application

Application No.

14.2.94

94/0117

Particulars and location of development:

Residential development, land at Meadow Croft (formerly Cross Keys P. H. site, Hagley) (As amended by plan received 1.6.94)

Part II - Particulars of decision

The Bromsgrove District Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act 1990 that permission has been granted for the carrying out of the development referred to in Part I hereof in accordance with the application and plans submitted subject to the following conditions:

1. The development must be begun not later than the expiration of five years beginning with the date of this permission.
2. Details of the form, colour and finish of the materials to be used externally on the walls and roofs shall be subject to the approval, in writing, of the local planning authority before any work on the site commences.
3. All planting, seeding or turfing comprised in the approved details of landscaping shall be carried out in the first planting and seeding season following the occupation of the buildings or the completion of the development, whichever is the sooner, and any trees or plants which within a period of 5 years from the completion of the development die, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of a similar size and species, unless the Local Planning Authority gives written consent to any variation.
4. The existing trees other than those shown as being removed on the amended plan received 1.6.94 shall be retained and shall not be felled, lopped, topped, or otherwise removed without the previous written consent of the Local Planning Authority. Any trees/hedges/shrubs removed without such consent or dying or being severely damaged or becoming seriously diseased shall be replaced with trees/hedges/shrubs of such size and species as may be agreed in writing with the Local Planning Authority.
5. Walls/fences at least 1.8 metres high shall be erected in such positions as to be agreed in writing with the Local Planning Authority.
6. The access road, footways and parking arrangements shall be laid out generally in accordance with the amended deposited plan drawing no. LK194/1B received 1.6.94.
7. The layout of the proposed development shall comply in all respects with the current requirements set out in the County Council's Design Guide and Specification for Residential Roads.

Engineering details of the proposed roads and highway drains, which shall comply with the current requirements of all the appropriate Authorities, shall be submitted to and approved by the Planning Authority in consultation with the Highway Authority before any work on the development is commenced.

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8. None of the buildings hereby permitted shall be occupied until the roadworks necessary to provide satisfactory access from the nearest publicly maintained highway have been completed (apart from final surfacing) to the satisfaction of the Planning Authority in consultation with the Highway Authority.
9. The whole of the works including any incidental works within the limits of the public highway required by the above-mentioned conditions Nos. 6 - 8 shall be completed to the specification and satisfaction of the Planning Authority in consultation with the Highway Authority before the development authorised by this permission is first brought into use.

The reasons for the conditions are:

1. Required to be improved pursuant to Section 91 of the Town and Country Planning Act 1990.
2. In order to secure the satisfactory appearance of the development.
- 3, 5 In order to protect the amenity of the area.
4. In order to protect the trees which form an important part of the amenity of the site.
- 6-9 In order to secure safe traffic conditions.

..e: 18th July 1994

The Council House,
Burcot Lane,
Bromsgrove, B60 1AA.



District Planning & Technical Services Officer

RDG

Note: This permission refers only to that required under the Town and Country Planning Acts and does not include any consent or approval under any other enactment, byelaw, order or regulation.