

Agenda Item 7

APPLICATION NO: F/YR17/1217/F

UPDATE

The agent for the scheme has confirmed that they accept the pre-commencement conditions listed in the agenda report.

Additional conditions:

The landing window in the eastern elevation of Plot 71 of the development hereby approved, as detailed on drawing numbers 5755(P) -10 Rev. H and 5755/(P) -31 Rev. A shall be glazed with obscure glass and fixed shut to a height of no less than 1.7 metres above the floor level of the room within which it is installed and so maintained in perpetuity thereafter.

Reason: To safeguard the amenities currently enjoyed by the occupants of adjoining dwellings in accordance with Policies LP2 and LP16 of the Fenland Local Plan, adopted May 2014.

Prior to commencement of the relevant parts of the development details of the design and materials of all screen walls and fences shall be submitted to and approved in writing by the Local Planning Authority, and the approved details shall be erected concurrently with the development and retained thereafter in perpetuity.

Reason: To ensure that the appearance of the development is satisfactory and affords resident appropriate residential amenity in accordance with Policy LP16 of the Fenland Local Plan, adopted May 2014.

Recommendation: Grant subject to:

- (i) Expiry of consultation period with no new grounds of objection**
- (ii) S106 agreement in respect of NHS contributions, open space provision and ongoing maintenance, and**
- (iii) Conditions as per pages 97 to 101 together with the inclusion of the two additional conditions listed above and any further conditions as required by consultees, with delegated authority being granted to the Head of Planning to agree such conditions.**