

RECOMMENDED PLANNING CONDITIONS

Commencement

1. The development hereby permitted shall be begun within 3 years from the date of this permission.

Reason: To comply with the requirements of Section 91 (as amended) of the Town and Country Planning Act 1990.

2. The Waste Planning Authority (WPA) shall be notified in writing of the date of commencement of the development at least seven days, but not more than 14 days, prior to the commencement of development, of:

- (a) The date of commencement of the development; and
- (b) The date of commencement of waste material importation.

Reason: To assist with the monitoring of the conditions attached to the planning permission and for the avoidance of doubt.

Duration of Planning Permission

3. The importation of waste soils, and soil making waste materials to the site and their grading to the final approved levels shall be completed within 16 months of the date of commencement of waste material importation, as notified under Condition 2(b) above. The WPA shall be notified in writing of the date when the importation of materials has been completed.

Reason: To ensure the restoration of the site is completed within a satisfactory timescale.

Approved Plans

4. From the commencement of the development to its completion, a copy of this permission including all plans and documents hereby approved, and any other plans and documents subsequently approved in accordance with this permission, shall always be available at the site offices for inspection by the WPA during normal working hours.

Reason: To enable the WPA to monitor compliance with the conditions of the planning permission and for the avoidance of doubt.

5. Unless otherwise required pursuant to conditions of this permission, the development hereby permitted shall be carried out in accordance with the submitted application, documents and recommendations of reports, and the following plans:
- (a) Drawing No. 1745.04.0, titled 'Sections', dated 14th November 2018, received by the WPA on 17th June 2020;
 - (b) Drawing No. 1745.05.0, titled 'Construction Works Plan', dated 27th November 2018, received by the WPA on 17th June 2020;
 - (c) Drawing No. 1745.13.01, titled 'Isopachyte Plan', dated 4th August 2020, received by the WPA on 7th August 2020;
 - (d) Drawing No. 001, Job No. 16-1147, titled 'Construction Access Arrangement', dated 4th November 2020, received by the WPA on 13th November 2020;
 - (e) Drawing No. 1745.08, titled 'Tree Survey Plan', dated 14th November 2020, received by the WPA on 18th November 2020;
 - (f) Drawing No. 1745.02.0, titled 'Red Line Application Boundary Plan', dated 14th November 2020, received by the WPA on 18th November 2020;
 - (g) Drawing No. 1745.03.0 Rev. B, titled 'Grading Plan', dated 16th November 2020, received by the WPA on 10th June 2021;
 - (h) Drawing No. 1745.06, titled 'Landscaping Plan', dated 11th May 2020, received by the WPA on 10th June 2021;
 - (i) Drawing No. 1745.07, titled 'Tree Clearing Plan', dated 14th November 2020, received by the WPA on 10th June 2021.

Reason: For the avoidance of doubt as to the development that is permitted.

Method of working

6. Prior to the commencement of waste material importation, to be notified under Condition 2(b) above, a further plan based on Drawing No. 1745.03.0 Rev. B, titled 'Grading Plan', dated 16th November 2020, received by the WPA on 10th June 2021, but only showing the final proposed contours, shall be submitted to the WPA.

Reason: To assist with the monitoring of the site and to ensure that the re-grading and re-profiling works, and landscaping is carried out in accordance with the approved plans.

7. All works including haulage importation of waste soils, and engineering, construction and landscaping operations shall be carried out in accordance with the details set out in the Construction Environment Management Plan (CEMP)V1, dated 4th August 2020, by Weller Designs Ltd, received by the WPA on 7th August 2020.

Reason: To ensure that the development protects surrounding residential amenity and does not cause environmental impacts in accordance with the objectives of WCS Policy WCS13.

8. A topographical survey of the site shall be submitted to the WPA within three months following the commencement of waste material importation as notified under Condition 2(b) above; and every three months thereafter until the recontouring and landscaping works are completed. The topographical surveys shall include the location, volume and contours of any stripped soil mounds.

Reason: To assist with the monitoring of the site and to ensure that the re-grading and re-profiling works, and landscaping is carried out in accordance with the approved plans.

Soil Importation

9. Only uncontaminated soils and soil making materials which are fit for the purpose for re-landscaping the golf course shall be imported into the site. All soil imports shall be accompanied with documentation which shall incorporate a chain of custody and where appropriate the results of chemical testing to demonstrate that the soils are fit for purpose. The documentation shall be retained by the site operator for the duration of the development and provided to the WPA for inspection within 7 days of a written request.

Notwithstanding the above, if, in the opinion of the WPA, it is considered that the materials being imported into the site are not fit for purpose then, within two weeks of a written request from the WPA, detailed chemical analyses of samples of the materials imported onto the site shall be undertaken and submitted to the WPA for assessment and for its approval in writing. The analyses, based on criteria derived from BS:3882 and guidance from the Contaminated Land Exposure Assessment, shall provide data on the concentrations of the following and any other compounds or substances deemed appropriate by the WPA:

- (a) pH;
- (b) Arsenic;
- (c) Asbestos;
- (d) Boron;
- (e) Cadmium;
- (f) Chromium (III and IV);
- (g) Copper;

- (h) Hydrocarbons;
- (i) Lead;
- (j) Mercury (inorganic);
- (k) Nickel;
- (l) Selenium; and
- (m) Zinc.

Should the results of the analyses confirm that unsuitable material has been imported onto the site, the material shall be removed from the site within one week of notification from the WPA, and disposed of at a suitably licensed site.

Reason: To ensure there is no unacceptable risk of pollution to groundwater or surface water, in accordance with Saved Policy W3.5 of the Nottinghamshire and Nottingham Waste Local Plan.

Protection of ground and surface water

10. Any facilities for the storage of oils, fuels or chemicals shall be sited on impervious bases and surrounded by impervious bund walls. The size of the bunded compound shall be at least equivalent to the capacity of the tank plus 10% or, if there is more than one container within the system, of not less than 110% of the largest container's storage capacity or 25% of the aggregate storage capacity of all storage containers. All filling points, vents and sight glasses must be located within the bund. There must be no drain through the bund floor or wall.

Reason: To protect ground and surface water from pollution in accordance with Saved Policy W3.6 of the Nottinghamshire and Nottingham Waste Local Plan.

Drainage

11. No development shall take place until a detailed surface water drainage scheme for the site, based on sustainable drainage principles and an assessment of the hydrological and hydrogeological context of the development, has been submitted to and approved in writing by the WPA. The scheme shall subsequently be implemented in accordance with the approved details before the development is completed. The scheme to be submitted shall:
 - (a) Demonstrate that the surface water drainage system(s) are designed in accordance with CIRIA C697 and C687 or the National SuDS Standards, should the later be in force when the detailed design of the surface water drainage system is undertaken;
 - (b) Limit the discharge rate generated by all rainfall events up to and including the 100 year plus 30% (allowance for climate change) critical

rain storm to ideally the Greenfield runoff rates for the site. As a minimum, the developed site must not exceed the run-off from the undeveloped site and must not increase the risk of flooding off-site.

- (c) Demonstrate the provisions of surface water run-off attenuation storage in accordance with the requirements specified in 'Science Report SC030219 Rainfall Management for Developments'.
- (d) Demonstrate detailed design (plans, network details and calculations) in support of any surface water drainage scheme, including details of any attenuation system, and outfall arrangements. Calculations should demonstrate the performance of the designed system for a range of return periods and storm durations inclusive of the 1 in 1 year, 1 in 2 year, 1 in 30 year, 1 in 100 year and 1 in 100 year plus climate change return periods.
- (e) Confirm how the on-site surface water drainage systems will be adopted and maintained in perpetuity to ensure long term operation at the designed parameters.

Reason: Details are required prior to the commencement of development to prevent the increased risk of flooding; to improve and protect water quality; and to ensure the future maintenance of the sustainable drainage structures, in accordance with WCS Policy WCS14 and the objectives of the National Planning Policy Framework (February, 2019).

12. The developer shall ensure that the quality of the Baker Lane Brook is established prior to works commencing and monitoring of the attenuation pond shall be undertaken for a period after completion of the works in accordance with the details set out within Table 6: 'Surface Water Monitoring', on page 12, of the Hydrological Risk Assessment by McDonnell Cole, Ref:1752-01, dated April 2020, received by the WPA on 16th June 2020; and the data shall be reviewed quarterly to ensure there are no significant changes to background concentrations and that the proposed monitoring regime remains appropriate in accordance with the details set out within Table 6: 'Surface Water Monitoring'.

Reason: To ensure there is no unacceptable risk of pollution to surface water, in accordance with Saved Policy W3.5 of the Nottinghamshire and Nottingham Waste Local Plan.

Hours of Work

13. Unless in the event of an emergency when life, limb or property is in danger, details of which shall be notified to the WPA within 48 hours of their occurrence, the activities hereby permitted comprising the delivery of waste soils and their placement to facilitate the re-contouring of the golf course shall only be

undertaken between the hours of 07:00 hours – 17:00 hours Mondays to Fridays. No works shall be undertaken on Saturdays, Sundays, Public or Bank Holidays.

Reason: In order to minimise disturbance due to construction operations and in the interests of amenity in accordance with Saved Policy W3.9 of the Nottinghamshire and Nottingham Waste Local Plan.

Dust Controls

14. Dust shall be routinely controlled in accordance with the details set out within the Dust and Emission Management Plan (DEMP) prepared by Contour Golf Limited Version Number 1, dated April 2020, received by the WPA on 16th June 2020. In the event that these measures prove inadequate, then within one week of a written request from the WPA, a scheme including revised and additional steps or measures to be taken in order to prevent dust emissions shall be submitted to the WPA for its approval in writing. The approved steps shall be implemented immediately upon their approval and thereafter maintained throughout the operational life of the site.

Reason: To ensure that dust impacts associated with the operation of the development are minimised, in accordance with Saved Policy W3.10 of the Nottinghamshire and Nottingham Waste Local Plan.

Noise

15. Noise levels attributable to the site operations shall not exceed the noise levels stated in the table below including any penalties as set out in the guidance in BS 4142:2014.

Receptor	Address	Predicted noise level LAeq,1hr
1	2 Porchester Close	49
2	Netherfield Cottage	47
3	38 Oakenhall Avenue	46

Reason: To minimise noise impacts arising from the operation of the site, and to protect the amenity of nearby occupiers in accordance with Saved Policy W3.9 of the Nottinghamshire and Nottingham Waste Local Plan.

16. Operational plant for each phase of works shall be limited to that outlined below with no phases occurring concurrently:

- **Phase 1** (import material and raising earth level) – **Bulldozer**

- **Phase 2** (Replacing topsoil) – **Excavator and Dumper**
- **Phase 3** (Shape the ground surface) – **Bulldozer**
- **Phase 4** (Cultivation and seeding) - **Tractor**

Reason: To minimise noise impacts arising from the operation of the site, and to protect the amenity of nearby occupiers in accordance with Saved Policy W3.9 of the Nottinghamshire and Nottingham Waste Local Plan.

17. In the event of a justifiable noise complaint being received by the WPA, the applicant shall conduct a noise survey to determine compliance with the noise levels set out in Condition 15 above. In the event the noise levels are exceeded the applicant shall submit a scheme of noise mitigation for approval to the WPA within 30 days, including the provision of further noise surveys to demonstrate that the mitigation measures are effective. Once approved the applicant shall install any agreed mitigation within a further 30 days and undertake any additional surveys to confirm their effectiveness.

Reason: To minimise noise impacts arising from the operation of the site, and to protect the amenity of nearby occupiers in accordance with Saved Policy W3.9 of the Nottinghamshire and Nottingham Waste Local Plan.

18. Plant and vehicles under the operator's control shall be fitted with broadband type (white noise) reversing alarms.

Reason: To minimise noise impacts arising from the operation of the site, and to protect the amenity of nearby occupiers in accordance with Saved Policy W3.9 of the Nottinghamshire and Nottingham Waste Local Plan.

19. No crushing or screening operations shall be undertaken within the site.

Reason: To minimise potential noise disturbance in accordance with Saved Policy W3.9 of the Nottinghamshire and Nottingham Waste Local Plan.

Access and Vehicle Movements

20. The development hereby permitted shall not be brought into use until a traffic management plan detailing measures with respect of HGV traffic routing to and from the site has been submitted to and approved in writing by the WPA. The traffic management plan shall include the following details:

- (a) Details of appropriate signage to direct delivery traffic leaving the site to turn right onto Wigwam Lane, then via Station Road, then via Portland Road and finally, via Nottingham Road towards the A611.
- (b) Written instructions to be given to drivers to inform them of the appropriate route to be taken to and from the site.

The traffic management plan shall be implemented in accordance with the approved details and signage and shall be maintained thereafter for the duration of the development.

Reason: In the interest of highway safety and local amenity and in accordance with Saved Policies W3.9 and W3.14 of the Nottinghamshire and Nottingham Waste Local Plan.

21. The temporary haul road shall be constructed and hard surfaced along its entire length from Wigwam Lane to the development site in accordance with the specification set out in Figure 2 – Temporary haul road construction specification and paragraph 7.8.3 of the Construction Environment Management Plan (CEMP), V1, dated 4th August 2020, prepared by Weller Designs Ltd, received by the WPA on 7th August 2020, prior to the commencement of material importation activities associated with the recontouring of the golf course. The haul road shall be suitably maintained for the duration of the development.

Reason: In the interest of highway safety and local amenity and in accordance with Saved Policies W3.9 and Policy W3.14 of the Nottinghamshire and Nottingham Waste Local Plan.

22. All haulage vehicles delivering waste materials to the site or exiting the site shall only obtain access along the temporary haul road leading from Wigwam Lane.

Reason: In the interests of highway safety in accordance with Saved Policy W3.14 of the Nottinghamshire and Nottingham Waste Local Plan.

23. Measures shall be employed to prevent the deposit of mud, clay and other deleterious materials on the surrounding public highway during the course of the re-engineering works. Such measures shall include the use of the wheel wash facilities by all delivery vehicles prior to them leaving the site and re-entering the public highway and the regular sweeping and cleaning of the access road, vehicular circulation routes and the adjacent public highway. In the event that such measures prove inadequate, then within one week of a written request from the WPA, a scheme including revised and additional steps or measures to be taken in order to prevent the deposit of materials upon the public highway shall be submitted to the WPA for its approval in writing. The approved steps for the protection of the surrounding roads shall be implemented immediately upon their approval and thereafter maintained throughout the restoration works.

Reason: In the interests of highway safety in accordance with Saved Policy W3.11 of the Nottinghamshire and Nottingham Waste Local Plan.

24. No part of the development hereby permitted shall commence until the temporary access has been provided for the construction phase as shown for indicative purposes on drawing titled 'Construction Access Arrangement' Job. No. 16-1147 Drawing No. 001, received by the WPA on 18th November 2020.

Reason: In the interests of highway safety in accordance with Saved Policy W3.14 of the Nottinghamshire and Nottingham Waste Local Plan.

25. No part of the development hereby permitted shall be brought into use until the temporary access detailed in Condition 24 has been improved to provide an emergency access following the construction phase in accordance with details to be first submitted to and approved in writing by the WPA and thereafter the emergency access shall only be used for emergencies and not for use by the public.

Reason: In the interests of highway safety and to maintain the integrity of the emergency access in accordance with Saved Policy W3.14 of the Nottinghamshire and Nottingham Waste Local Plan.

26. No part of the development hereby permitted shall commence until the visibility splays of 2.4m x 47m are provided for the temporary access and retained for the emergency access in accordance with details to be first submitted to and approved in writing by the WPA. The area within the visibility splays referred to in this condition shall thereafter be kept free of all obstructions, structures or erections exceeding 0.6m in height.

Reason: To maintain the visibility splays for the life of the development and in the interests of highway safety in accordance with Saved Policy W3.14 of the Nottinghamshire and Nottingham Waste Local Plan.

27. The number of HGVs entering or leaving the site in connection with the development hereby permitted shall not exceed a maximum of 126 two-way HGV movements per day (63 HGVs into the site and 63 HGVs out of the site), over a 5 day working week – Monday to Friday. A record of all daily vehicle movements shall be kept at the site, which shall be made available to the WPA in writing within one week of a written request.

Reason: In the interests of highway safety and to protect surrounding residential amenity and to accord with Saved Policy W3.14 of the Nottinghamshire and Nottingham Waste Local Plan.

Protection of Public Access

28. Prior to the commencement of the development the operator shall obtain the WPA's written approval of a method statement to ensure that public access and

safety is maintained and appropriately managed during the course of haulage movements on the golf course. The method statement shall incorporate but not be limited to specifications for crossing points and signage, control of vehicle speeds and arrangements for instructing delivery drivers of the potential presence of the public who shall be given priority. Thereafter, the operator shall ensure that the method statement is fully implemented at all times during the duration of the haulage works.

Reason: Details are required to be submitted prior to the commencement of the development to ensure public safety on the golf course is maintained throughout the development.

Soil Stripping

29. The development hereby permitted shall not be commenced until details of the arrangements for the stripping and storage of soils from within the development site, including the route of the haul road, have been submitted to and approved in writing by the WPA. Works shall be carried out in compliance with the approved scheme. Soil stripping shall not commence until any vegetation has been cut and removed. Topsoil, subsoil (where relevant) and soil making material shall be stripped to their full depth and only stripped when in a dry and friable condition.

Reason: Details are required prior to the commencement of development to ensure soils reserves are conserved and managed in accordance with Saved Policy W4.5 of the Nottinghamshire and Nottingham Waste Local Plan.

30. All topsoil and subsoil storage mounds which are to remain in-situ for more than six months or over winter shall be sown with grass seed in the first growing season following their construction in accordance with details previously agreed in writing by the WPA and thereafter maintained free of weeds until they are required for final restoration works.

Reason: To ensure soils are managed and conserved for beneficial purposes to ensure the satisfactory restoration of the site.

Landscaping and Ecology

31. The development hereby permitted shall not be commenced until details of the measures to protect all retained trees, hedges and shrubs in the vicinity of the works have been submitted to and approved in writing by the WPA. Existing vegetation to be retained shall be protected according to BS 5837:2012 Trees in Relation to Design, Demolition and Construction – Recommendations'. The protection measures shall be implemented and maintained throughout the duration of the works in accordance with the approved details.

Reason: Details are required prior to the commencement of development to ensure the protection of vegetation on the site in accordance with Saved Policy W3.23 of the Nottinghamshire and Nottingham Waste Local Plan.

32. Site clearance operations that involve the removal or destruction of vegetation shall not be undertaken during the months of March to August inclusive except with the prior written approval of the WPA and in such circumstances following the carrying out and submission to the WPA for its approval in writing of an ecological appraisal undertaken by an appropriately qualified person to demonstrate that no nesting birds would be adversely affected by the development.

Reason: In the interests of protecting species and their habitats in accordance with Saved Policies W3.21, W3.22 and W3.23 of the Nottinghamshire and Nottingham Waste Local Plan.

33. Immediately prior to the commencement of the works a walk-over survey shall be carried out by an appropriately qualified ecologist to ensure that no protected species has become established within the working area. The results of the walk-over survey shall be submitted in writing to the WPA. If a protected species is present, a working design, method and timetable to mitigate any undue adverse effects on this species shall be submitted to the WPA for approval in writing. The mitigation measures shall be implemented as approved.

Reason: In the interests of safeguarding a protected species and to ensure compliance with the Wildlife and Countryside Act 1981.

34. For the duration of the works, all importation, construction and landscaping works shall be carried out in full compliance with Section 4 'Reasonable Avoidance Measures' of the Protected Species Survey-February 2020, by EBS (Environmental Business Solutions), dated 11th March 2020, received by the WPA on 3rd July 2020.

Reason: In the interests of safeguarding a protected species and to ensure compliance with the Wildlife and Countryside Act 1981.

35. No artificial construction lighting shall be used to illuminate the works area.

Reason: To minimise impacts on foraging and commuting bats.

36. Within 3 months of the date of commencement, as notified under Condition 2a, a landscape scheme shall be submitted to the WPA for its written approval. The landscape scheme shall generally accord with the details contained on Drawing No. 1745.06, titled 'Landscaping Plan', dated 11th May 2020, received by the WPA on 10th June 2021; except for the identified tree and plant species which shall be native species (with the exclusion of Ash)

suitable for the Magnesian Limestone Ridge character area and shall identify and include details of:

- a) any retained trees and hedges shall be incorporated into the design proposal and it shall provide replacement trees, new hedgerow planting, shrub planting and grass, wildflower and bulb planting;
- b) areas to be planted/seeded within the application site, including tree and shrub planting shall be local native species;
- c) the ground preparation and cultivation including any plant protection required for the establishment period;
- d) species, planting density, size and position of trees and shrubs to be used within the landscape planting works;
- e) the wetland planting mixes shown on a Drawing No. 1745.06 shall be amended to remove horn beam, beech and Parsley Water-dropwort;
- f) details of wildflower seeding mixes and rate of application and the provision of low nutrient soils (ideally subsoils and/or former colliery material) if required to ensure the development of a species-rich grassland sward;
- g) a maintenance schedule for the landscape planting to run for a period of 15 years following the successful completion of planting and seeding. This shall include details of an annual hay cut of the wildflower areas; and arisings removed annually from mid-August;
- h) Proposals for the establishment maintenance of the site for the 15 year aftercare period shall be provided by the applicant for securing ongoing management post development. This shall include provision for the submission of an annual aftercare report for the 15 year aftercare period which shall detail works undertaken in the previous 12 months and those proposed for the following 12 months.

Any retained trees and shrubs shall be protected in accordance with the approved details. All planting shall be carried out in accordance with the details approved in the first available planting and sowing seasons respectively following the completion of the development. The planting scheme shall be maintained in accordance with the approved maintenance scheme for a period of fifteen years following its successful implementation and any plants or trees which die, are removed, or become seriously damaged or diseased shall be replaced in the following planting season with similar specimens to those originally planted.

Reason: In the interests of visual amenity and enhancing biodiversity to ensure compliance with Saved Policy W3.4 of the Nottinghamshire and Nottingham Waste Local Plan.

37. Within 3 months of the date of commencement, as notified under Condition 2a, a hard and soft landscape proposals plan for the toboggan run and the adventure golf putting course shall be submitted to the WPA for its approval in writing. Any retained trees and shrubs shall be incorporated into the design proposal. This shall include detailed planting proposals including specification, species, size at planting, spacing, ground preparation and tree pit details; and a detailed maintenance scheme. Any proposed planting shall be native species (with the exclusion of Ash) suitable for the Magnesian Limestone Ridge character area. Any retained trees and shrubs shall be protected in accordance with the approved details in Condition 31.

All planting shall be carried out in accordance with the details approved in the first planting and sowing seasons respectively following the completion of the development. The planting scheme shall be maintained in accordance with the approved maintenance scheme for a period of five years following its implementation and any plants or trees which die, are removed, or become seriously damaged or diseased shall be replaced in the following planting season with similar specimens to those originally planted.

Reason: In the interests of visual amenity and enhancing biodiversity to ensure compliance with Saved Policy W3.4 of the Nottinghamshire and Nottingham Waste Local Plan.

38. Within 3 months of the date of commencement, as notified under Condition 2a, a scheme of control for eradicating Himalayan balsam which has been recorded on the stream to the south-east of the application site shall be submitted to the WPA for its written approval. The measures shall involve pulling up the plant during the summer (before seed sets). Thereafter, the approved scheme of control shall be implemented for a period of at least three years or until the plant is eradicated (which should be readily achievable).

Reason: There is a risk that this non-native species will colonise the two proposed water bodies.

39. Upon completion of soil importation and restoration works, ecological mitigation measures such as bat boxes and bird boxes shall be installed at the golf course in accordance with the details in the Preliminary Ecological Appraisal Rev. 02, by Environmental Business Solutions, dated 25th June 2020, received by the WPA on 3rd July 2020.

Reason: In the interests of protecting a protected species and enhancing biodiversity to ensure compliance with Saved Policy W3.4 of the Nottinghamshire and Nottingham Waste Local Plan and WCS Policy WCS13.

Restoration

40. Within 28 days of the completion of soil importation or within an alternative time period if conditions are not suitable for soil movements which shall be agreed in writing by the WPA, the top-soils and sub-soils that have been stored shall be replaced. Restoration planting shall be undertaken during the first seeding and planting seasons following completion of soil placement. The seeding and planting shall be carried out in accordance with the details agreed with the WPA under Conditions 36 and 37.

Reason: To ensure soils reserves are conserved and managed in accordance with Saved Policy W4.5 of the Nottinghamshire and Nottingham Waste Local Plan, and to ensure the restoration/aftercare of the site is carried out in a timely manner in accordance with Saved Policies W4.1 and W4.6 of the Nottinghamshire and Nottingham Waste Local Plan.

Informatives/notes to applicants

1. The proposal makes it necessary to construct a temporary access for the construction phase over a verge of the public highway. These works shall be constructed to the satisfaction of the Highway Authority. The applicant is required to contact VIA East Midlands, in partnership with Nottinghamshire County Council on tel: 0300 500 8080 to arrange for these works to be carried out.
2. This access shall be improved to an emergency access following the construction phase. The applicant is therefore required to contact VIA East Midlands, in partnership with Nottinghamshire County Council on tel: 0300 500 8080 to arrange for these works to be carried out.
3. It is an offence under Section 148 and Section 151 of the Highways Act 1980 to deposit mud on the public highway and as such the applicant should undertake every effort to prevent it occurring.
4. The applicant's attention is drawn to the fact that Nottinghamshire Biodiversity Action Group can be contacted on 0115 9932588 for further help or advice on eradicating the Himalayan balsam, which has been identified on the stream to the south-east of the application site.