

RECOMMENDED PLANNING CONDITIONS

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.

The County Planning Authority (CPA) shall be notified in writing of the date of commencement at least 7 days, but not more than 14 days, prior to the commencement of the development hereby permitted.

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

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) Location Plan (Drawing X01) received by the CPA on the 21 January 2013.
- b) Proposed Site Plan (Drawing LS03) received by the CPA on 5 April 2013.
- c) Setting-Out Plan (Drawing X02 Rev A) received by the CPA on the 28 February 2013.
- d) External Works (Drawing X03 Rev B) received by the CPA on the 28 February 2013.
- e) Architectural Tree Root Protection Areas, Drawing No. X04 Rev B, received by the CPA on the 5 April 2013.
- f) Floor Plan (Drawing A02) received by the CPA on the 21 January 2013.
- g) Proposed Elevations (Drawing F01) received by the CPA on the 9 January 2013.
- h) Floor Plan (Drawing A01) received by the CPA on the 9 January 2013.

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

Unless in the event of an emergency, or otherwise may be previously agreed in writing with the CPA;

- a) no deliveries to site shall take place on Sundays, Public or Bank Holiday; and
- b) no deliveries to site shall be made except between 09:30 hours - 15:00 hours Mondays to Fridays, during term time or between 07:30 hours – 13:00 hours on Saturdays; and
- c) no deliveries to site shall be made except between 07:30 hours - 18:00 hours Mondays to Fridays, outside term time or between 07:30 hours – 13:00 hours on Saturdays

Reason: To safeguard the amenities presently enjoyed by the occupiers of nearby residential properties.

Prior to the commencement of development an assessment of the quality of the grassed area including any area of pitch identified in green on attached Drawing 8/13/00337/CTY/1 shall be submitted to and approved in writing by the CPA.

Reason: To provide a baseline for the reinstatement of the pitch following the completion of the development.

Prior to the commencement of development, details of:

- a) construction site set-up;
- b) a scheme for the recycling/disposal of surplus soils and waste resulting from construction; and
- c) means to segregate students from construction taking place within the school site;

shall be submitted to and approved in writing by the CPA. All construction shall be undertaken in accordance with the approved details unless otherwise previously agreed in writing by the CPA.

Reason: To safeguard children, staff and visitors attending the school throughout the period of construction.

If during development, contamination not previously identified is found to be present, no further development shall be carried out, unless first agreed in writing by the CPA, until a remediation strategy to deal with unsuspected contamination has been submitted to and approved in writing by the CPA. Development shall be carried out in accordance with the approved details.

Reason: To ensure that the site is remediated to an appropriate standard.

Prior to the commencement of development, peak time on-street parking surveys, incorporating a methodology, and including timescales for the surveying of the

existing traffic and parking levels in the vicinity of the school (baseline survey), shall be submitted to and agreed in writing with the CPA. Survey and analysis shall be undertaken in accordance with the approved methodology and submitted to the CPA not less than two months before the development approved by this permission is first brought into use.

Reason: To provide baseline data in the interests of highway safety.

Prior to their use on site, samples of facing materials of the classroom building, and a material/colour schedule of proposed finishes to the roof, doors, windows, fascia, guttering and downpipes, shall be submitted to and approved in writing by the CPA. Development shall be carried out in accordance with the approved details, other than with the prior written consent of the CPA.

Reason: In the interest of visual amenity.

Prior to the development approved by this permission first being brought into use, a review of the School Safety Zone, including a timetable for implementation, shall be submitted to and approved in writing by the CPA. Recommended measures in the review of the School Safety Zone (to be approved) shall be implemented to the satisfaction of the CPA in accordance with the approved details.

Reason: In the interest of highway and pupil safety.

Prior to the approved development first being brought into use a report shall be submitted summarising the baseline survey data undertaken with the methodology approved in compliance with Condition 8, which includes projections of the likely future traffic and parking levels in the vicinity of the school and identifies resultant parking and highway safety issues, together with proposed mitigation measures and a timescale for implementation to be submitted to and approved by the CPA. Development shall be carried out in accordance with the approved details.

Reason: In the interests of highway safety.

Notwithstanding details submitted in support of the application, within three months of the development hereby permitted first being brought into use, a review of the School Travel Plan shall be submitted to and approved in writing by the CPA. The School Travel Plan review shall set out proposals (including targets, a timetable, monitoring and enforcement mechanism) to promote travel by sustainable modes, including on-site provision for cycling, which are acceptable to the CPA and shall include arrangements for the monitoring of progress of the proposals. The School Travel Plan review shall be implemented in accordance with the timetable set out in that plan unless otherwise agreed in writing by the local planning authority.

Reason: To promote sustainable modes of travel and in the interest of highway safety.

The Head Teacher of the school, or other suitably authorised person, shall appoint and thereafter continue to employ or engage a Travel Plan Coordinator who shall be

responsible for the implementation, delivery, monitoring and promotion of the sustainable transport initiatives set out in the School Travel Plan review approved in compliance with Condition 12 of this permission.

Reason: To promote sustainable travel.

The Travel Plan Coordinator shall first submit a report to the CPA within 6 months following the development approved by this permission first being brought into use, and thereafter submit annual reports for a minimum period of 5 years and until Travel Plan targets have been met. The monitoring reports shall summarise the data collected over the monitoring period and propose revised initiatives and measures where Travel Plan targets are not being met, including implementation dates, to be approved in writing by the CPA, and including the extension/addition of on-street parking restrictions and associated Traffic Regulation Orders where necessary.

Reason: To promote sustainable travel.

The area identified in green on Drawing 8/13/00337/CTY/1 shall be reinstated and levelled in accordance with details, including timescale, that shall first be submitted to and approved in writing by the CPA. The grassed area including any area of pitch shall be reinstated to a quality at least equivalent to the quality of the grass area prior to the commencement of development, as submitted in compliance with Condition 5 of this permission.

Reason: To ensure the site is restored to a condition fit for purpose.

Informatives/notes to applicants

1. With reference to Condition 6, notwithstanding the construction set-up plan received by the CPA on 5 April 2013, the construction site set-up plan should show the correct location of the proposed building and the alignment of construction fencing in accordance with Drawing X04 Rev B such that the construction fencing is not positioned beneath the canopy of trees situated to the east of the proposed classroom. No storage of construction materials is to take place beneath the canopy of Tree 00506 and Tree 00507 identified in the tree survey submitted in support of the application.
2. With reference to Conditions 6 and 15, Sport England suggests that surplus top soil generated by construction is used to fill a depression and thereby increase the extent and usability of the secondary playing field.
3. With reference to Conditions 12, 13 and 14, School Travel Plan advice can be obtained from Steve Stevenson - School Liaison Officer (0115 9772360).
4. National Grid draws attention to network within the site. A copy of the consultation reply from National Grid dated 28 February 2013 is enclosed.
5. It has been brought to the attention of the CPA that a public footpath (Public Footpath No 11 Bingham) is being obstructed by a gate on the definitive route

being kept locked at times. The applicant is urged to discuss this matter with NCC Rights of Way Team – Jane Baines – 0115 9774802.