Application for discharge of planning conditions to planning consent ref: 19/01026/FUL

Proposal: Erection of one dwelling including provision for one parking space to rear to Land Adjacent to 7 Broad Street, Middleton, M24 4PQ

Summary of compliance

Condition 3)
A Phase 1 Site Investigation report is submitted with this application, and recommends that;
"From our desktop survey of the site and the surrounding area, there are little to no potential contamination sources present on site or nearby that could affect the proposed use of the site, for which we are of the opinion that there would be no risk to human health from ground borne contamination during the construction of or habitation of the new dwelling".

Condition 4)
A Drainage Condition Discharge Report is submitted with this application.

Condition 5)
The applicant is proposing the following materials:

- Roofing material:
  To be natural slate to match adjacent terrace.

- Facing brick to external walls:
  To be a mix of Pre War Common and Weathered Pre War Common supplied by Reclaimed Brick-Tile, Warrington.



Figure 1 – Brick samples held up to adjacent gable elevation (7 Broad Street).

Condition 6)
Parking area to be surfaced with permeable paviours as per recommendation of Drainage Condition Discharge Report. To be Driveline Priora (Charcoal) permeable paving by Marshalls. Rectangular shape with nibs to allow surface water to pass through the joints directly in to the ground. 200x100x60mm thickness. Rectangular shape with nibs to allow surface water to pass through the joints directly into the ground. 200x100x60mm thickness.



Figure 2 – Driveline Priora (Charcoal) permeable paving by Marshalls.

Condition 7)
Details of the proposed boundary treatment are stated to drawings ref;

- 18/1205/200C – Proposed site plan, and
- 19/1205/203 – Fence and gates – elevations.

Condition 8)
Landscaping works are detailed to drawing ref; 18/1205/203C - Proposed site plan, to comprise;

- <u>Hard landscaping</u>
  To be flagged paths and patios Marshalls Heritage paving (Yorkstone buff colour)
- <u>Soft landscaping</u>
  To be lawned garden.

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