Nexus Planning

Project	Daniel Close & Gravelly Crescent	Colour	Status	Count
Client	Boutique Modern			
Tracker Revision Date	20 July 2023	RED	To Be Submitted	
Planning Application No.	DC - AWDM/0827/22 GC - AWDM/2068/21	AMBER	Submitted	
Date of Planning Decision	DC - (06 / 12 / 2022) GC - (21/12/2022)	GREEN	Discharged	
		PURPLE	Does not need to be discharged	

No.	Condition	Full Wording of Condition	Condition Trigger	Responsibility	Status	Comments
Daniel Close		**AWDM/0827/22**				
Demo of existing garages and erection of 9No. Dwellings						
1	**Scheme Design**	Development shall be carried out in accordance with approved plans listed in the decision notice	Performance			
2	**Commencement date**	The development shall be begun within 3 years of the date of the permission (06 / 12 / 2022)	Performance			
3	**Car Parking**	No Part of the development shall be occupied until plans and details have been constructed in according with plans submitted and approved by the LPA	Pre-occupation			**PACK 1**
4	**Cycle Parking**	Covered and secure cycle spaces have been provided in accordance with plans submitted and approved by the LPA	Pre-occupation			**PACK 1**
5	**Electric Car Charging**	Electric Vehicle Charging spaces provided in accordance with plans submitted and approved by the LPA	Pre-occupation			**PACK 1**
6	**Construction Management Plan**	Showing Site set up during construction including temporary buildings / welfare, plant on site and materials storage contractors parking provision, proposal for loading and unloading of materials.	Pre-start			**PACK 3**
7	**Flood Risk Assessment**	The development shall be carried out in accordance with the submitted FRA, plus, FFL to be 5.7 or above.	Performance			
8	**SW drainage**	Design to be submitted to and approved by the local authority prior to SOS including demolition and implemented in full prior to occupation	Pre-start			**PACK 2**
9	**SW drainage Management**	Maintenance and management manual is to include the details of the financial management and arrangements for replacement of major components at the end of the manufacture red recommended design life. Manual to be submitted and approve by the LPA	Pre-start			**PACK 2**
10	**Aperture location**	No windows or openings permitted to eastern or western elevations	Performance			
11	**Landscaping**	Hard and soft landscaping including times of planting submitted and approved by LPA	Pre-start			**PACK 4**
12	**External Materials Schedule**	External walls, windows and doors and roofs to be submitted and approved	Pre-start			**PACK 5**
13	**Permitted development**	The proposed Dwellings shall not be extended or any incidental building over 5m3 erected withing the curtilage	Performance			
14	**Site Hours**	Mon-Fri 0900-1700, Sat 0900-1300	Performance			
Gravelly Close		**AWDM/2068/21**				
Demo of existing garages and erection of 7No. Dwellings						
1	**Scheme Design**	Development shall be carried out in accordance with approved plans listed in the decision notice	Performance			
2	**Commencement date**	The development shall be begun within 3 years of the date of the permission (21/12/2022)	Performance			
3	**Car Parking**	No Part of the development shall be occupied until plans and details have been constructed in according with plans submitted and approved by the LPA	Pre-occupation			**PACK 1**
4	**Cycle Parking**	Covered and secure cycle spaces have been provided in accordance with plans submitted and approved by the LPA	Pre-occupation			**PACK 1**
5	**Electric Car Charging**	Electric Vehicle Charging spaces provided in accordance with plans submitted and approved by the LPA	Pre-occupation			**PACK 1**
6	**Construction Management Plan**	Showing Site set up during construction including temporary buildings / welfare, plant on site and materials storage contractors parking provision, proposal for loading and unloading of materials including frequency, Hoarding, wheel washing and public engagement.	Pre-start			**PACK 3**
7	**SW drainage**	Design to be submitted to and approved by the local authority prior to SOS including demolition and implemented in full prior to occupation	Pre-start			**PACK 2**
8	**SW drainage Management**	Maintenance and management manual is to include the details of the financial management and arrangements for replacement of major components at the end of the manufacture red recommended design life. Manual to be submitted and approve by the LPA	Pre-start			**PACK 2**
9	**Contamination**	(1) Preliminary risk assessment, previous uses and potential contaminants, a conceptual model. (2) SI to confirm item 1. (3) Remediation Strategy. (4) verification Plan. To be approved by LPA and then verification becomes a performance condition probably submit to building control for final certificate.	Pre-start			**PACK 6**
10	**Flood Risk Assessment**	The development shall be carried out in accordance with the submitted FRA, plus, FFL to be 5.7 or above, except the bungalow	Performance			
11	**Aperture location**	No windows or openings permitted to Southern or Northern elevations	Performance			
12	**Landscaping**	Hard and soft landscaping including times of planting submitted and approved by LPA	Pre-start			**PACK 4**
13	**External Materials Schedule**	External walls, windows and doors and roofs to be submitted and approved	Pre-start			**PACK 5**
14	**Permitted development**	The proposed Dwellings shall not be extended or any incidental building over 5m3 erected withing the curtilage	Performance			
15	**Site Hours**	Mon-Fri 0900-1700, Sat 0900-1300	Performance			
16	**FW Drainage**	Details of the FW and SW disposal submitted to and approved by LPA	Pre-start			**PACK 2**