

**Case Officer:** Shona King

**Recommendation:** Permitted

**Applicant:** Steve Kerry

**Proposal:** Discharge of Clause 4.1.1 of the Third Schedule of the Section 106 Agreement in respect of this application.  
The Management & Maintenance Plan was also submitted for approval as part of discharge of condition 13 (19/02948/F).

**Expiry Date:** 27 December 2021

**Extension of Time:** 18 February 2022

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## **1. APPLICATION SITE AND LOCALITY**

- 1.1. The application relates to a largely undeveloped site located to the south-western edge of Steeple Aston.

## **2. DESCRIPTION OF PROPOSED DEVELOPMENT**

- 2.1. The applicant seeks to discharge clause 4.1.1 of the Third Schedule of the Section 106 Agreement in respect of this application.

## **3. RELEVANT PLANNING HISTORY**

- 3.1. The following planning history is considered relevant to the current proposal:

19/02948/F - Erection of 10no. two-storey residential dwellings with access off South Side including a new pedestrian footway, parking and garaging, landscaping and all enabling and ancillary works – APPROVED.

## **4. PRE-APPLICATION DISCUSSIONS**

- 4.1. No pre-application discussions have taken place with regard to this proposal.

## **5. RESPONSE TO PUBLICITY**

- 5.1. There is no requirement to publicise an application of this nature by letters to neighbours or by advertisement in the local newspaper.

## **6. RESPONSE TO CONSULTATION**

- 6.1. Below is a summary of the consultation responses received at the time of writing this report. Responses are available to view in full on the Council's website, via the online Planning Register.
- 6.2. CDC LANDSCAPE SERVICES: No objection.

## **7. APPRAISAL**

- 7.1. This application is made pursuant to clause 4.1.1 of the Third Schedule of the s106 planning obligation agreement relating to approval 19/02948/F for the erection of 10no. two-storey residential dwellings with access off South Side including a new pedestrian footway, parking and garaging, landscaping and all enabling and ancillary works. The clause requires the submission of a draft Management Company Structure Scheme and a Management Plan before commencement of the development.
- 7.2. Both the Management Company Structure Scheme and the Management Plan have been submitted and both are considered acceptable. It is therefore recommended that this clause is discharged.

## **8. RECOMMENDATION**

That Clause 4.1.1. of the Third Schedule of the Section 106 Agreement in respect of Application 19/02948/F is discharged in accordance with the submitted Management Company Structure Scheme and Soft Landscape Management and Maintenance Plan dated April 2021, prepared by ACD Environmental Ltd.

Case Officer: Shona King

DATE: 15 12 2021

Checked By: Andy Bateson

DATE: 17<sup>th</sup> February 2022

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