

**Land To The South And Adj To South Side
Steeple Aston**

23/01852/DISC

Case Officer: Shona King

Recommendation: Approve

Applicant: Mr Steven Kerry

Proposal: Discharge of condition 13 (landscaping details) of 19/02948/F

Expiry Date: 11 September 2023

Extension of Time:

Condition 13 has previously been discharged under application 21/02599/DISC. However, the applicant wishes to amend some elements of the approved details:

- Replace the 1.2m high estate railings proposed along the footpath north of Plot 1 to 1.2m high post and rail fencing
- Omission of the hedge between the footpath north of Plot 1 and the driveway
- Deletion of the 1.2m high estate railings proposed to define the front curtilage between plots 1 and 2 and replace with a hedge
- Planting of a new hedge along the boundary treatment to the east of Plot 1

The applicant has advised that the hedge originally proposed between the footpath and the driveway has been removed due to insufficient space between the fencing and curblin.

The post and rail fence reverts back to the boundary treatment originally approved under 19/02948/F.

It is considered that these amendments to the approved scheme do not result in any substantial changes and whilst it is unfortunate that the estate railings would be omitted from the scheme the amended details do not adversely affect the visual appearance of the development to any significant degree.

That Planning Condition 13 (landscaping) of 21/04171/F be discharged based upon the following:

Condition 13

- Soft Landscaping Plan - REC23271-11 Rev B
- Soft landscaping management and maintenance plan – REC 23271-11 Rev A
- Materials and boundary treatments plan – T.224.01.501 Rev A

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DATE: 11 September 2023

Checked By: Nathanael Stock

DATE: 11.09.2023
