Town and Country Planning Act 1990

PLANNING PERMISSION

Name and address of applicant

Northamptonshire County Council
Property Asset Management
John Dryden House
8-10 The Lakes
Northampton
NN4 7DA

Name and address of agent (if any)

Peter Flemming
Waterside House
Waterside Way
Northampton
NN4 7XD

Part I - Particulars of application

Date of Application
1 May 2014

Application No.
NCC Ref: 14/00024/CCDFUL
NBC Ref: N/2014/0511

Particulars and location of development
Installation of temporary site accommodation for use as a contractor’s headquarters, car parking, and creation of a temporary vehicular and pedestrian access at The Duston School, Berrywood Road, Northampton, Northamptonshire, NN5 6XA.

Part II - Particulars of decision:

The Northamptonshire County Council

Hereby give notice in pursuance of the provisions of the Town and Country Planning Act 1990 that permission has been granted for the carrying out of the development referred to in Part I hereof in accordance with the application and plans submitted subject to the following conditions:-

1. Commencement

The development to which this permission relates must be begun not later than the expiration of one year beginning with the date of this permission. Written notification of the date of commencement shall be sent to the County Planning Authority within seven days of such commencement.

Reason: To conform with the requirements of Section 91 of the Town and Country Planning Act 1990 as amended by the Planning and Compulsory

Note: This permission only relates to planning permission and does not include consent under the Building Regulations for which separate permission may be required. The requirements of the Chronically Sick and Disabled Persons Act 1970, the Disability Discrimination Act 1995 and the Special Education Needs and Disability Act 2001 should also be adhered to wherever appropriate.
2. **Scope of the Permission**

Except as otherwise required by conditions attached to this planning permission the development hereby permitted shall be carried out in accordance with the following approved documents:

(a) Application Forms dated 1 May 2014;
(b) Location Plan - Drawing ref. DT-20 Rev A;
(c) Site Compound - Drawing ref. DT-055 Rev B;
(d) Construction Management Plan – Drawing ref. DT-050 Rev C;
(e) Tree Protection Plan - Drawing ref. 13-1940 Rev 3; and
(f) Planning Statement dated 4 April 2014;

Reason: To specify the approved documents and plans in the interests of amenity and the environment having regard to saved Policy E20 of the Northampton Local Plan (1997).

3. **Materials**

The materials to be used in the construction of the external surfaces of the development hereby permitted shall be in accordance with those detailed in the application.

Reason: In the interest of the appearance of the school and the visual amenities of the area having regard to Saved Policy E20 of the Northampton Local Plan (1997).

4. **Time Limit**

The mobile hereby permitted shall be removed from the site by 30 September 2016 and within 3 months of removal of the classroom the development site shall be reinstated to its former state.

Reason: To ensure the temporary nature of the permitted use in the interests of residential amenity and sports provision having regard to saved Policy E20 of the Northampton Local Plan (1997).

**REASONS FOR APPROVAL**

It is proposed to install six temporary mobile offices at The Duston School to provide contractor headquarters for the eleven Wave 2 PFI projects currently being undertaken across Northampton. In addition to the offices are 18 temporary car parking spaces and a temporary vehicular and pedestrian access. The chosen site is acceptable and there are no amenity, traffic and highway safety or playing field impacts to justify refusal of this application having regard to saved Policy E20 of the Northampton Local Plan (1997) and Policy S10 of the West Northamptonshire Joint

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POSITIVE AND PROACTIVE MANNER STATEMENT

In determining this planning application, the County Planning Authority has worked with the applicant in a positive and proactive manner based on seeking solutions to problems arising in relation to dealing with the planning application by liaising with consultees, respondents and the applicant/agent and discussing changes to the proposal where considered appropriate or necessary. This approach has been taken in accordance with the requirement in the NPPF, as set out in the Town and Country Planning (Development Management Procedure) (England) (Amendment No.2) Order 2012.

Date..............26-9-2014.................. Signed........M.P.Chewett..............

For Assistant Director of Environment and Planning

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