Late Material
Development Control Committee
6 June 2018

17/12997/FUL: 14A Park Road, Kingston

Additional Conditions:

41) Notwithstanding the provisions of Section 55 of the Town and Country Planning Act 1990 and Schedule 2, Part 3, Class O of the Town and Country Planning General Permitted Development Order 2015 (or succeeding legislation), the premises shall be used only as B1(a) (offices) and for no other use within Class B1 or Class C3 of the Town and Country Planning (Use Classes) Order 1987, or succeeding legislation.

Reason: To ensure that the functioning of the development is satisfactory and to safeguard the amenities of adjoining occupiers in accordance with Policy DM10 (Design Requirements for New Developments including House Extensions) of the LDF Core Strategy Adopted April 2012.

42) The commercial B1(a) use hereby approved shall not be used for the purposes hereby permitted before 8 am or after 8pm on any day, unless otherwise agreed in writing with the Local Planning Authority.

Reason: To safeguard the amenities of the occupiers of the neighbouring properties in accordance with Policy DM10 (Design Requirements for New Developments including House Extensions) of the LDF Core Strategy Adopted April 2012.

43) Before commencement of development a plan to show the access and servicing lane, including the gradient and carriageway widths, shall be submitted to and agreed in writing by the Local Planning Authority. The development shall be implemented and retained in accordance with the agreed details.

Reason: The details are required prior to commencement of development because the details would affect the subsequent design of other elements and must be agreed at the outset. In order to safeguard the amenities of the surrounding residential occupiers and to safeguard highway safety and the free flow of traffic in accordance with Policies DM9 (Managing Vehicle Use for New Development) and Policy DM10 (Design Requirements for New Developments including House Extensions) of the LDF Core Strategy Adopted April 2012.