

My ref: EP/HPK/2009/0689

19/12/2012

Mr Peter Dalton BA (Hons) MRTPI BSc MSc
53 Long Lane
Chapel-En-Le-Frith
High Peak
SK23 0TA

Dear Peter

HPK/2009/0689 - Conversion of single dwelling house to provide seven apartments and conversion of classroom block and disused garage into two detached houses at 184 Taxal Edge Macclesfield Road, Taxal Edge Whaley Bridge.

I refer to your recent application to discharge conditions precedent attached to the above planning consent. I will deal with these in turn:

Conditions 3, 6 and 7

These conditions relate to the requirement to provide an arboriculture method statement, tree protection details and details of the design and construction of vehicular drives and parking areas within the crown spread of trees. I can confirm that the details provided in the Arboricultural Method Statement, Tree Protection Scheme and Construction Specification dated November 2012 and prepared by Neil Edmondson of White Peak Tree Consultancy Ltd is acceptable and provided the works is carried out in accordance with these approved details these conditions can be duly discharged.

Condition 4

It is noted that the applicant does not intend to alter the existing dry stone walls within the development nor create any other boundary treatments with the exception of a post and rail fence along the open boundary to the north of the existing double garage which is to be converted to a dwelling. The position of this fence is indicated on the submitted Location Plan and this is deemed to be acceptable. Condition 4 is duly discharged.

Condition 9

It is agreed that the post and wire fence to be provided as described above will also prevent vehicles from entering the site from Macclesfield Road. This fence will need

to be erected prior to the commencement of development to meet the provisions of Condition 9.

Condition 8

It is recognised that you cannot commence works until DCC have undertaken the white lining requirements of this condition. I would reiterate the need for you to contact Mr Allwood again and press for a timescale. Mr Turkington did advise that it might be prudent to modify the condition to state that the works had to be undertaken prior to occupation of the properties rather than commencement of the development.

I trust the above information is of assistance to you.

Yours faithfully

Elizabeth Pleasant
Senior Planning Officer

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