

Consultation Response KC Landscape

Planning Number:	2023/93464		
Proposal:	Discharge of conditions 4 (Phase II report), 5 (Remediation Strategy), 8 (Construction Environmental Management Plan), 9 (CEMP: Biodiversity), 10 (road condition survey), 11 (estate roads), 12 (Lingards Road footway), 13 (highway retaining walls), 14 (highway embankments), 15 (Stability Remediation Strategy), 16 (drainage infrastructure in highway), 17 (drainage scheme), 18 (flood routing), 19 (temporary drainage), 20 (Arboricultural Method Statement), 21 (bridge details), 22 (green retaining wall), 23 (Ecological Design Strategy), 24 (ecological measures), 25 (materials), 26 (footpath connections), 27 (landscaping) , 28 (lighting), 29 (temporary waste arrangements), 30 (pedestrian improvements), 31 (pedestrian improvements) and 33 (cycle parking) of previous permission 2020/93954 for erection of 42 dwellings and associated works		
Location:	Land at, Lingards Road, Slaithwaite, Huddersfield, HD7 5HY		
DEVELOPER/APPLICANT/AGENT:	S B Homes Ltd		
Planning Officer:	Nick Hirst		
Date Responded:	21.08.2024	Responding Officer:	Landscape
Site Area (Hectares)		Responding Ref:	MM115

NOTES/COMMENTS: Condition 27 (landscaping)

27. Notwithstanding the submitted information, prior to landscaping works commencing and/or the occupation of any of the hereby approved dwellings, a comprehensive schedule of hard and soft landscaping with management and maintenance strategy shall be submitted to, and approved in writing by, the Local Planning Authority. The schedule shall include:

- a) Layout, species, number, density and size of trees and plants and/or seed mixes and sowing rates, including extensive use of native species across the site. This shall include, but not be limited to:
 - a. Appropriate trees and hedgerow planting along the site's north boundary, to provide screening between the new properties and existing properties fronting onto Manchester Road
 - b. Planting specifications to provide appropriate screening between the new access road and no. 45 Lingards Road.
- b) Details of all hard landscape materials and boundary treatments for the site including garden fences/walls etc. and proposed treatment to existing boundaries and retained features. This shall include, but not be limited to:
 - a. Specifications for the western boundary to the adjacent open land.
 - b. Specifications for the boundary treatment between the site and the adjacent property Lower Wood Farm
 - c. Boundary treatment to provide screening between the new access road and no. 45 Lingards Road, to include section plan(s).
- c) Timescales for implementation of the hard and soft landscaping, to include the land identified as Public Open Space on plan ref. R/2646/1 Rev. E.
- d) A management and maintenance strategy of the hard and soft landscaping to cover a minimum of five years.

Most of the landscape information has been provided in detail, however, much of the plan is greyed out without sufficient detailed annotation relating to specifics within Condition 27.

Attention is drawn, but not limited to, to the requirements of a,a regarding the implementation of trees and hedgerow planting to the north boundary – this is greyed out, b,a and b,b is also largely greyed out for the western boundary and timescales of implementation required for item c.

All sections of the condition 27 should be adhered to.

We cannot recommend the discharge of this condition until further information is submitted; therefore Condition 27 must remain.