

From: [DC Consultation](#)
To: [Laura Garth](#)
Subject: FW: 21NP0045 Land south east of the Rose and Thistle, Alwinton, Northumberland, NE65 7BQ
Date: 23 July 2021 11:21:39

Colin,

Updated response. No objection subject to conditions:

S106 Heads of Terms
None
S278/S38/S59/S184 Requirements
S184 Agreement with regards to the modifications to the existing site access
Standard Conditions
HWD2 Implementation of car parking area The development shall not be occupied until the car parking area indicated on the approved plans, including any disabled car parking spaces contained therein, has been implemented in accordance with the approved plans. Thereafter, the car parking area shall be retained in accordance with the approved plans and shall not be used for any purpose other than the parking of vehicles associated with the development. Reason: In the interests of highway safety, in accordance with the National Planning Policy Framework.
HWD4 Details of means of vehicular access to be constructed The development shall not be occupied until details of the vehicular access have been submitted to and approved in writing by the Local Planning Authority and implemented in accordance with the approved details. Thereafter, the vehicular access shall be retained in accordance with the approved details. Reason: In the interests of highway safety, in accordance with the National Planning Policy Framework.
HWD14 Implementation of cycle parking The development shall not be occupied until cycle parking shown on the approved plans has been implemented. Thereafter, the cycle parking shall be retained in accordance with the approved plans and shall be kept available for the parking of cycles at all times. Reason: In the interests of highway safety ,residential amenity and sustainable development, in accordance with the National Planning Policy Framework.
HWG4 Refuse - No external refuse outside of the premises No external refuse or refuse container shall be stored outside of the approved refuse storage area except on the day of refuse collection. Reason: In the interests of the amenity of the surrounding area and highway safety, in accordance with the National Planning Policy Framework.
Informatives
INFO21 Reminder to obtain advertisement consent This permission does not give consent to any advertisement(s) intended to be displayed on the site for which separate Express Consent may be necessary under the Town and Country Planning (Control of Advertisements) (England)

Regulations 2007 (as Amended/Revoked).

INFO24 Alterations to vehicle crossing point (S184)

You should note that alterations to the existing vehicle crossing point(s) are required. These works should be carried out before first use of the development. To arrange alterations to the existing vehicle crossing point(s) (and to make good any damage or other works to the existing footpath or verge) you should contact the Highways Area Office at: northernareahighways@northumberland.gov.uk.

INFO33 Reminder to not store building material or equipment on the highway

Building materials or equipment shall not be stored on the highway unless otherwise agreed. You are advised to contact the Streetworks team on 0345 600 6400 for Skips and Containers licences.

INFO40 Reminder to not deposit mud/ debris/rubbish on the highway

In accordance with the Highways Act 1980 mud, debris or rubbish shall not be deposited on the highway.

DC Consultation

[Development Control Consultation](#)

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