

DELEGATED

AGENDA NO 4
PLANNING COMMITTEE

UPDATE REPORT

5 OCTOBER 2010

REPORT OF CORPORATE DIRECTOR,
DEVELOPMENT AND NEIGHBOURHOOD
SERVICES

10/1809/FUL

Stockton Sixth Form College, Bishopton Road West, Stockton-on-Tees

New two storey teaching block extension linked into the rear of an existing maths teaching block to provide a mixture of science and IT labs to replace existing labs within the college.

Expiry Date: 12 October 2010

SUMMARY

Following the site visit, a request was made for an additional indicative plan to be provided to members that shows a landscaped area to the rear of the college building (See appendix). Although no details have been drawn up for this area, the Council's Landscape officer is of the view that an appropriate mix of native species (including evergreen species) could be incorporated within the landscaping scheme. The college also confirmed that they have no objection to carrying out the landscaping and mounding at the earliest opportunity, hence the revision to condition 4.

The recommendation for approval therefore remains as set out within the original planning committee report with the amendment to the following condition;

RECOMMENDATION

Planning application 10/1809/FUL be approved subject to the conditions set out in the previous report unless otherwise identified below;

Soft landscaping works:

04 Notwithstanding any description submitted as part of the application a detailed scheme for landscaping including tree and shrub planting shall be submitted to and approved in writing by the Local Planning Authority prior to commencement of the development. Such a scheme shall specify types and species, layout contouring and surfacing of all open space areas and mounding. The works shall be carried out in accordance with these details and within the first planting and seeding season following commencement of the development. Any trees or plants which within a period of five years from the date of planting die, are removed, become seriously damaged or diseased shall be replaced in the next planting season with others of a similar size and species unless the Local Planning Authority gives written consent to any variation.

Reason: To ensure satisfactory landscaping to improve the appearance of the site in the interests of visual amenity.