

ADDENDUM FOR THE MEETING OF DEVELOPMENT & REGULATION COMMITTEE
23 NOVEMBER 2012

Item 5(a) Land to the south of Park Farm, Springfield, Chelmsford. ESS/21/12/CHL

PAGE 25 (C) LANDSCAPE AND VISUAL IMPACT

Last paragraph of section C delete and replace with

It is considered subject to the slackening of outwards faces of the bunds and grass seeding of the bunds and early planting of vegetation as part of the GBP development, as described above, the development would not result in an adverse landscape or visual impact. It is therefore considered the proposals would be in accordance with policies MLP13, W10E, ENV2, CP9, CP13, DC4, DC18 and DC20. It is considered subject to the suggested conditions and obligations there would be no significant adverse landscape and visual impact and the proposals comply with NPPF objectives with respect to its social and environmental role, supporting healthy communities and protecting the natural and historical environment.

PAGE 23 - (B) RELATIONSHIP WITH MIXED USE DEVELOPMENT AND LEGAL AGREEMENTS

4th paragraph 3rd & 4th sentence combine to read.

Subject to planning permission being granted, there would need to be a legal agreement to address...

PAGE 34 – RECOMMENDED

Point (i) delete and replace with

The prior completion, within 12 months, of Legal Agreements under the Planning Acts to secure obligations or such alternative forms as may be agreed by the Head of Environmental Planning and the County Council's Legal Officer, following further discussions with the applicant to cover the following matters:

- The scheme of obligations relating to the application site as currently set out within the existing s52 legal agreement associated with planning permissions CHL/1890/87 and CHL/1019/87 will require to be altered and/or restructured or a new legal agreement agreed to take account of the proposals.
- Not to commence implementation of the mineral/backfill development until lawful commencement of GBP development (CCC application ref: 09/01314/EIA).
- Prior to commencement of the mineral/backfill development to obtain approval from ECC of the habitat management plan as required by CCC application reference ref:

09/01314/EIA, subject to Chelmsford City Council confirming they intend to approve the same habitat management plan.

- Prior to commencement of the mineral development to obtain approval from ECC of the construction and environmental management plan as required by CCC application ref: 09/01314/EIA, subject to Chelmsford City Council being in a position confirming they intend to approve the same construction and environmental management plan.
- Prior to commencement of dewatering of the application site to obtain approval from ECC of the drainage management system (in particular with respect to the settlement pond and discharge of water resulting from dewatering and surface water from the application site) as required by CCC application Ref. 09/01314/EIA, subject to Chelmsford City Council confirming they intend to approve the same drainage management system.
- Groundwater monitoring outside the application site as described within the application and Environmental Statement
- Scheme of mitigation to be submitted should the water level in ponds outside the site drop significantly due to activities associated with the mineral/backfill development.
- Requirement for applicant to serve Unilateral Undertakings (UU) (the wording of which to be agreed in advance with MPA) on licensed abstractors. The UUs obligating to put licensed abstractors on mains water supply should there be significant detrimental impact upon water abstractions resulting from the mineral/backfill development.
- Early implementation of planting on the north and west boundary of New Hall School, as proposed by planning application CCC Ref: 09/01314/EIA.
- Access/egress to and from the public highway for vehicles associated with the mineral/backfill development only at locations as approved under planning application CCC Ref: 09/01314/EIA

PAGE 34 Point (ii) Conditions

First bullet point delete and replace with

COMM1 Commencement within 5 years