

**PLANNING STATEMENT FOR  
DISCHARGE OF CONDITIONS**

**At**

**Stable Cottage, Warwick Road**

**Chadwick End Solihull**

This statement is for the discharge of conditions for application number PL/2019/00515/PPFL, Demolition of workshop and ancillary structures and erection of dwelling, Stable Cottage, Warwick Road, Chadwick End, Solihull (Amendment to planning permission PL/2018/02655/PPFL).

The conditions to be discharged are

3. No 'above-ground' building works shall proceed above damp-proof course level or equivalent on any buildings or structures hereby approved until a schedule and samples of all bricks, tiles and other materials to be used in the external elevations have been submitted to and approved in writing by the Local Planning Authority. Development shall be carried out in accordance with the approved details.

Materials are noted on the drawing 2319-2 with additional manufacturers brochures.

4. The development/dwelling or dwellings hereby approved shall not be occupied until works for the disposal of sewage/surface water have been provided on the site to serve the development hereby permitted, in accordance with details to be submitted to and approved by the Local Planning Authority.

The drainage is on the drawing 2319-2.

5. The development hereby approved shall not be occupied until full details of both hard and soft landscape works have been submitted to and approved in writing by the Local Planning Authority and these works shall be carried out as approved. These details shall include proposed finished levels or contours; means of enclosure; car parking layouts; other vehicle and pedestrian access and circulation areas; hard surfacing materials; minor artefacts and structures (e.g. furniture, play equipment, refuse or other storage units, lighting etc.); retained historic landscape features and proposals for restoration. Soft landscape works shall include planting plans; written specifications (including cultivation and other operations associated with plant and grass establishment); schedules of plants, noting species, plant sizes and proposed numbers/densities where appropriate; implementation programme.

Details of the hard and soft landscaping and planting schedule including maintenance are on the drawing 2319-2