

APPLICATION NO: 15/01281/CONDIT	OFFICER: Mrs Lucy White
DATE REGISTERED: 5th August 2015	DATE OF EXPIRY: 30th September 2015
WARD: Charlton Park	PARISH: Charlton Kings
APPLICANT:	Mr Thomas Waldron
AGENT:	Mr Ian Allerston
LOCATION:	86 Cirencester Road, Charlton Kings, Cheltenham
PROPOSAL:	Variation of Conditions 2 (approved drawings/documents), 3 (delivery management plan), 4 (site contamination), 5 (vehicular access), 7 (phasing), 8 (construction method statement), 10 (design details) 11 (boundary treatment), 12 (materials samples), 13 (hard surfacing), 15 (noise and dust method statement), 17 (waste management plan), 20 (plant ventilation/extraction), 21 (noise emission), 22 (surface water drainage) on 14/01436/FUL - Erection of new convenience store (A1) with associated parking following demolition of all existing buildings on site (revised scheme following 13/02174/FUL). Application sought in response to proposed minor amendments - enlargement of external plant area at the rear, 75mm and 150mm extensions to flat roof area of west and north elevations respectively (to accommodate inboard gutter), alterations to car park spaces and internal layout of the building and relocation of fire escape and delivery door to front elevation. (Part Retrospective)

Update to Officer Report

1. OFFICER COMMENTS

- 1.1. The response from the County Council has now been received and is set out below:
- 1.2. *I have reviewed the additional information. The reduction of size of car parking spaces to 4.8 m x 2.4 and loss of a single disabled space is not considered significant or severe. The previous parking accumulation assessment demonstrated that spare capacity was available on the previous layout, and this capacity remains with the amended layout. The NPPF has been amended recently and added the following text: "Local planning authorities should only impose local parking standards for residential and non-residential development where there is clear and compelling justification that it is necessary to manage their local road network."*
- 1.3. The County are therefore satisfied with the proposal in its revised format.

2. CONCLUSION AND RECOMMENDATION

- 2.1. The recommendation remains to grant planning permission.