

Application No: 14/4950N

Location: Land north of, Parkers Road, Leighton, Crewe, Cheshire, CW1 4GA

Proposal: Reserved matters approval for Phase 2B - residential development of 223 dwellings, following outline element of application 11/1879N

Applicant: Sherrie Shaw, Bloor Homes Ltd - North West

UPDATE REPORT

Open Space

The Greenspaces Officer has confirmed that he has no objections to the scheme.

Landscape and Trees

Amended Plans have been received which address the relationship between retained trees and plots 153 and 157 and the pedestrian access within the POS. The Landscape Officer has confirmed that these are much better in terms of social relationship between trees and dwellings but access now encroaches into tree Root Protection Area so conditions for Arboricultural Method Statement, arboricultural supervision and special no dig driveway construction measures are required if not already included in the recommendation.

AMENDED RECOMMENDATION

APPROVE Subject to following Conditions:

- 1. Standard**
- 2. Approved plans**
- 3. Materials**
- 4. Boundary treatment**
- 5. Landscape scheme**
- 6. Landscape implementation**
- 7. A revised tree protection scheme plan**
- 8. Adherence to the approved tree protection scheme and the submitted Arboricultural Method Statement.**
- 9. A schedule of tree works to be submitted/ approved/implemented.**
- 10. Special construction techniques for hardstandings within Root Protection Areas**