

Erratum

LA01/2016/0335/F

Full Planning Permission

Correction of error in text – Paragraphs 8.6 & 9.1

The existing Paragraph 8.6 reads:

8.6 There is an extant approval on this land for a total of 88 units; which includes those dwellings either constructed or under construction. The applicant can complete this permission and this fall back position must be given significant weight. This extant permission involved a higher density scheme, and included less incurtilage parking, two apartment blocks, terrace/town houses and semi-detached properties. This application seeks a reduction in 5 units on the overall scheme which would result in an overall total of 83 on the land. The site outlined in red for this application has permission for 49 units. The applicant now seeks 44 units in lieu of these 49 units, and the proposed development is for 42 semi-detached houses and 2 detached.

However there is an error in the statement on the 4th line. This sentence reads:

*“This extant permission involved a higher density scheme, and included less incurtilage parking, **two apartment blocks**, terrace/town houses and semi-detached properties.”*

It should read:

*“This extant permission involved a higher density scheme, and included less incurtilage parking, **three apartments in a block**, terrace/town houses and semi-detached properties.”*

There is also an error in the Conclusion:

9.1 The proposed housing development is considered acceptable in this location having regard to the Northern Area Plan 2016, and other material considerations, including the SPPS. The principal of development is established in the Area Plan and there is an extant and

live permission approved under planning reference C/2010/0706/F. **This application seeks to reduce the density of the previous approval, removal of the shared parking areas, apartment **blocks** and terrace/townhouses.** The applications proposes 44 dwellings made up of 42 semi-detached and 2 detached properties. The layout includes an area of public open space, all dwellings will have incurtilage parking, and soft landscaping will break up areas of hard surfacing. The proposal complies with policy requirements set out in PPS 7 and its addendum, and guidance set out in Creating Places and DCAN 8. Approval is recommended.

The sentence, highlighted red, should read:

*“This application seeks to reduce the density of the previous approval, removal of the shared parking areas, apartment **block**, and terrace/townhouses.”*