Condition 10
Landscape Design

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Application Number: 135380/JO/2022

Proposal:	Variation of planning condition 2, 8 and 9 attached to planning permission referenced 133849/FO/2022 to make elevational alterations including alterations to window details, boundary treatment and street trees.
Location:	Land Off Oldham Road (A62), Holyoak Street And Droylsden Road, Manchester
Date of application:	3 November 2022

Condition:	**10 – Landscape Design**
Document No.	**T8130OT0025P1**

Condition 14:

"10) (a) Prior to the first occupation of this development, details of hard and soft landscaping treatments (including appropriate samples of materials and specification and size of trees) shall be submitted to and approved in writing by the City Council as local planning authority.

(b) The approved scheme shall be implemented prior to the first occupation of the development. If within a period of 5 years from the date of the planting of any tree or shrub, that tree or shrub or any tree or shrub planted in replacement for it, is removed, uprooted or destroyed or dies, or becomes, in the opinion of the local planning authority, seriously damaged or defective, another tree or shrub of the same species and size as that originally planted shall be planted at the same place.

Reason - To ensure that a satisfactory landscaping scheme for the development is carried out that respects the character and visual amenities of the area, in accordance with policies SP1, EN9 and DM1 of the Core Strategy."

Description of Evidence

Please refer to the attached Landscape Drawing titled 'Landscape Layout LAN55940' which details all "hard and soft landscaping treatments" including "materials and specification and size of trees". The design shall be implemented prior to the first occupation of Phase 1.

Revision	Date	Initials	Details	Checked / date
P1	12/12/23	JTU	Issued for Discharge of Condition 10	ADV / 12/12/23

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