



Royal County of
BERKSHIRE

153171

TOWN & COUNTRY PLANNING ACT 1990

NOTICE OF THE APPROVAL OF DETAILS

THE APPLICANT	S Grundon (Waste) Ltd. Goulds Grove Ewelme Wallingford Oxfordshire OX10 6PJ
PERMISSION NUMBER	344446
DATE OF PERMISSION	29 May 1997
DEVELOPMENT	Erection of a security compound, skip/container store, aggregate store and vehicle park, Star Works, Star lane, Knowl Hill, Berkshire

THE COUNTY COUNCIL of the ROYAL COUNTY OF BERKSHIRE the County Planning Authority hereby APPROVES the revised location of the weighbridge, office, fuel tank and aggregate store and the details of the weighbridge office and mess room submitted pursuant to Condition 7 of the permission referred to above, in accordance with the details in your letters dated 10 June 1997 and 3 June 1997 submitted and shown on plans numbered 015/P/008 Rev. C. and 015/P/009.

The approved details are subject to the same conditions issued with the Notice of Permission No. 344446 dated 29 May 1997.

Except aforesaid any permission granted is subject to due compliance with the Building Regulations and general statutory provisions in force in the district.

Dated 28 July 1997

County Environment Officer

STAR WORKS, KNOWL HILL

PLANNING PERMISSION 344446

FIRST SCHEDULE

1. The development hereby permitted shall be begun before the expiration of 5 years from the date of this permission.

Reason: Pursuant to Section 90 of the Town & Country Planning Act 1990.

2. The development hereby permitted shall be carried out in complete accordance with the following submitted documents and plans:

- i) Application form dated 7 April 1995
- ii) Supporting statement
- iii) Letters from Grundon Estates Office dated 6 April 1995; 1 May 1995, 7 July 1995, 19 July 1995 and 1 May 1997
- iv) The following drawings and plans:

Site Plan	015/P/15
Location Plan	015/P/008 B
Fence details	015/P/16
Fuel Tank details	015/P/19
Portacabin Office details	015/P/18
Security Compound Planning Proposals	778/50,

the details of which are approved except as amended by the following conditions.

Reason: To ensure the satisfactory operation of the site in accordance with the submitted information.

3. The use of the site as a security compound, skip container store, aggregate store and vehicle park shall cease on completion of the Knowl Hill landfill site (permitted by planning permission 340429 & 426466) or not later than 17 years from the date upon which deposit operations commence, whichever is the sooner.

Reason: To restrict the period of operations in the interest of amenity and in accordance with the application.

4. Within six months of the date of the cessation of the uses hereby permitted all the weighbridge office, skip container store, aggregate store and vehicle park, the security fence, concrete hardstanding and haul roads must all be removed.

Reason: To ensure the satisfactory restoration of the site.

5. There shall be no more than 60 skips/containers stored on the site of which no more than 20 skips/containers shall have a volume greater than 2 cubic metres.

Reason: In order to protect the amenity of the area.

6. Only sand extracted from the site at Knowl Hill shall be stored and sold from the site. No sand or aggregate shall be imported to the site.

Reason: In accordance with the application and in the interests of amenity.

7. Details of the weighbridge office shall be submitted to, and approved by, the County Planning Authority. The weighbridge office shall be constructed in accordance with the approved details. Within one month of the completion of the weighbridge office the temporary portacabin hereby approved shall be removed.

Reason: In accordance with the application and in the interests of amenity.

8. Notwithstanding the provisions of the Town & Country Planning (General Permitted Development) Order 1995 (or any Order revoking or re-enacting the Order), no caravans or building other than those hereby approved shall be stationed on the site.

Reason: In order to retain planning control over the operations.

9. The total combined number of heavy goods vehicle movements importing waste and soils, movement of skips and exporting minerals from the Knowl Hill complex shall not exceed 90 movements in any one day, of which not more than 48 movements shall relate to the movement of skips and import of waste and soils.

Reason: In the interests of highway safety.

10. No skips shall be moved, no machinery operated, nor shall any work be undertaken in connection with the movement of soil, extraction of minerals, receipt, dispatch or movement of waste and soil transporting vehicles, maintenance of plant, or subsequent restoration except between the following hours:

07.00 - 18.00 Monday to Friday
07.00 - 13.00 Saturdays,

and no such operations or work shall take place on Sundays, Bank or Public Holidays without the prior written approval of the County Planning Authority.

Reason: In the interests of amenity.

11. Except where vehicle failure renders it impracticable, all maintenance of waste disposal vehicles and skip vehicles shall be undertaken off site.

Reason: To protect the amenity of the area.

12. No transporting vehicles shall use the route of Wargrave Public Footpath 41; all vehicles and machinery to and from the working areas shall use the haul routes previously approved by the County Planning Authority.

Reason: To protect the amenity of the footpaths, and to retain planning control over the operations.

13. All skips carrying waste materials to the site shall be sheeted.

Reason: In the interests of highway safety.

14. The concrete base of the security compound, and the line of the fence shall not extend further than 28 m. from the haul road. The area used for a skip compound shall be limited to the area shown on plan no. 015/P/008/B.

Reason: In accordance with the application.

15. Within the first planting season following the implementation of this planning permission the landscape planting shown on plan no. 778/50A shall be undertaken.

Reason: In order to ensure the development is adequately screened and in the interests of amenity.

16. The landscape planting shall be maintained for the length of life of the permission. Any plants which within five years of planting die, are removed or become seriously damaged or diseased, shall be replaced in the next planting season with others of a similar size and species, unless otherwise agreed in writing with the County Planning Authority.

Reason: In the interests of amenity of the local area and to ensure the development is adequately screened.

17. Within six months of the date of this permission a restoration scheme for the site to woodland shall be submitted for approval to the County Planning Authority. The approved scheme shall be implemented within one year of the cessation of the uses hereby permitted.

Reason: In order to ensure the satisfactory restoration of the site.

18. Trees, shrubs and hedges planted in accordance with the woodland planting scheme, required by Condition 17, shall be maintained for a period of 5 years following their planting. Any plants which within 5 years of planting die, are removed or become seriously damaged or diseased, shall be replaced in the next planting season with others of a similar size and species, unless otherwise agreed in writing with the County Planning Authority.

Reason: In order to ensure the satisfactory restoration of the site.

19. All planting work shall be carried out in accordance with recommendations of British Standards BS4428, 1989: "Recommendation for General Landscape Operations".

Reason: In order to ensure the satisfactory screening and restoration of the site.